

BUILDING BROCHURE

FOREST VILLAGE - 1909 SALTON BUILDING

1909 Salton Rd. · Abbotsford, BC V2S 5B6 · Central Abbotsford



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6 FOR SALE
FROM \$229,000

4 SOLD · 12 MO
\$210,000-\$325,000

12-MO SOLD TREND
-35.2

Unit Mix

1 Bedroom 25 units 620 – 755 sf from \$190,000	2 Bedroom 38 units 900 – 977 sf from \$210,000	3 Bedroom 14 units 1,066 – 1,202 sf from \$278,000
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For Sale in Forest Village – 1909 Salton Building & Complex

6 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$329,900	3 / 2	1159 sf	\$285	C345 1909 SALTON ROAD
\$259,900	2 / 1	937 sf	\$277	347 1909 SALTON ROAD
\$249,000	1 / 1	707 sf	\$352	129 1909 SALTON ROAD
\$249,000	2 / 1	950 sf	\$262	328 1909 SALTON ROAD
\$239,000	2 / 1	910 sf	\$263	341 1909 SALTON ROAD
\$229,000	1 / 1	678 sf	\$338	108 1909 SALTON ROAD

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$210,000	2 / 1ba	947 sf	\$222	2026-05-28
\$225,000	2 / 1ba	944 sf	\$238	2026-01-28
\$278,000	3 / 2ba	1066 sf	\$261	2026-01-24
\$325,000	2 / 1ba	910 sf	\$357	2026-01-14

Value & Financing

Price Positioning

\$296 /sq ft

Active listings here average **\$296/sf** vs **\$478/sf** across Central Abbotsford.

38% below area average

Mortgage Snapshot

\$1,097 /mo

Entry price (from) **\$229,000**

20% down payment **\$45,800**

Rate / amortization **5.24% · 25 yr**

Estimate only — not a lending offer. Rate illustrative; confirm with your mortgage advisor.

YEAR BUILT 1976	LEVELS 3	SUITES 141	CONSTRUCTION Frame - Wood
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EXTERIOR
Brick

TITLE TO LAND
Freehold Strata

STRATA PLAN
NWS309

MANAGEMENT
**Homelife
Advantage Realty
Ltd.**

Overview

Forest Village at 1909 Salton Rd, Abbotsford, BC V2S 5B6, Canada. NWS309. Forest Village is located on Salton Road and Cornwall Avenue a convenient neighbourhood of Abbotsford. Built in 1975, Forest Village offers 141 homes that are well maintained and professionally managed by Maude: 604-736-0181. This is a prime location just minutes away from Boston Pizza, Starbucks Coffee, The Old Spaghetti Factory, Save On Foods, and Abbotsford Village Shopping Centre. Transit and major routes are close by and within walking distance. Forest Village has an outdoor pool and allows rentals. Pet are not allowed. Strata fees include a caretaker, garbage pickup, gardening, heat, hot water, and management.

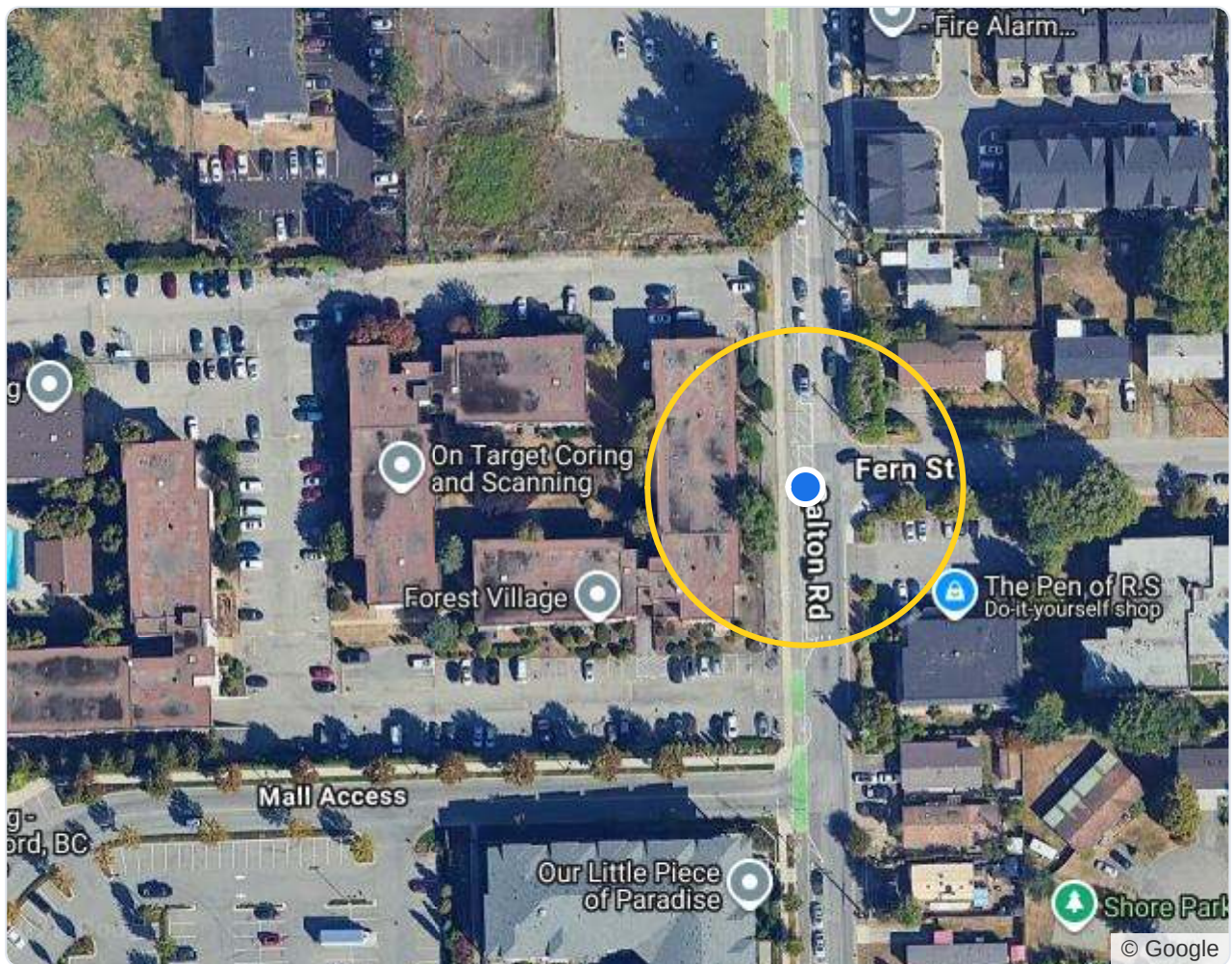
Amenities & Features

- ✓ Pool; Outdoor
- ✓ Shared Laundry

Maintenance Fees Include

- ✓ Caretaker
- ✓ Garbage Pickup
- ✓ Gardening
- ✓ Heat
- ✓ Hot Water
- ✓ Management
- ✓ Recreation Facility

Location



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RE/MAX Crest Realty · BC Condos & Homes Team

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