

BUILDING BROCHURE

BEAU

197 WEST 26th Ave. · Vancouver West, BC V0V 0V0 · Cambie



Scan to view online



7 FOR SALE
FROM \$2,850,000

6 SOLD · 12 MO
\$2,555,000–\$3,800,000


12-MO SOLD TREND
-21.5

Unit Mix

Studio 2 units 892 – 3,090 sf from \$2,850,000	2 Bedroom 1 unit 2,000 – 2,000 sf from \$3,300,000	3 Bedroom 11 units 1,381 – 2,423 sf from \$1,999,900	4 Bedroom 19 units 1,400 – 3,678 sf from \$2,280,000	5 Bedroom 19 units 2,055 – 3,513 sf from \$2,288,000
6 Bedroom 8 units 2,338 – 3,871 sf from \$2,880,000		7 Bedroom 3 units 2,982 – 3,438 sf from \$3,099,000		

For Sale in Beau & Complex

7 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$5,100,000	5 / 2	2073 sf	\$2,460	28 W KING EDWARD AVENUE
\$3,800,000	3 / 2	1612 sf	\$2,357	12 W KING EDWARD AVENUE
\$3,800,000	4 / 3	2067 sf	\$1,838	20 W KING EDWARD AVENUE
\$3,800,000	— / 2	892 sf	\$4,260	6 W KING EDWARD AVENUE
\$3,099,000	7 / 3	3438 sf	\$901	311 W 21ST AVENUE
\$3,050,000	5 / 3	2495 sf	\$1,222	242 W 21ST AVENUE
\$2,850,000	5 / 3	2495 sf	\$1,142	242 W 21ST AVENUE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$2,650,000	3 / 4ba	1684 sf	\$1,574	2026-06-12
\$2,691,000	3 / 3ba	2218 sf	\$1,213	2026-05-25
\$2,555,000	4 / 2ba	1763 sf	\$1,449	2026-05-11
\$3,800,000	6 / 6ba	3594 sf	\$1,057	2026-04-05

Value & Financing

Price Positioning

\$2026 /sq ft

Active listings here average **\$2026/sf** vs **\$1176/sf** across Cambie.

72% above area average

Mortgage Snapshot

\$13,649 /mo

Entry price (from) **\$2,850,000**

20% down payment **\$570,000**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 2023	LEVELS 3	SUITES 6	CONSTRUCTION Frame - Wood
EXTERIOR Frame Wood	TITLE TO LAND Freehold Strata	STRATA PLAN VAP2913	DEVELOPER Fastmark Development

Overview

Beau - 197 West 26th Avenue, Vancouver, BC V0V 0V0, Canada. Crossroads are West 26th Avenue and Columbia Street. A collection of six tailor-made 3-bedroom townhomes by Fastmark Development. Scheduled for completion in 2023. Built with premium mass timber construction, each rowhome is more sustainable, quiet, and refined than the average home. Sophisticated interiors with elevated design details allow for tranquility and peace inside, providing a welcoming escape from the bustle of the city.

Situated in one of Vancouver's beautiful single-family residence neighbourhoods, Beau is surrounded by parks and boutique shopping within a desirable and highly walkable community.

Amenities & Features

✓ In Suite Laundry

Maintenance Fees Include

✓ Garbage Pickup

✓ Gardening

✓ Management

Location



Neighbourhood & Walkability — Cambie

Cambie is named for Henry John Cambie, chief surveyor of the Canadian Pacific Railway's western division. The first colonial settlers arrived in 1874 when William Mackie, a former gold miner, claimed 65 hectares of land surrounding a former elk pasture that is now Douglas Park, on West 22nd Avenue. The neighbourhood is bounded by Oak and Ontario streets, and West 16th and 41st avenues....

Full Walk Score® at [walkscore.com](https://www.walkscore.com).



Les Twarog

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