

BUILDING BROCHURE

BELMONT RIDGE

1973 Winfield Dr. · Abbotsford, BC V3G 1K6 · Abbotsford East



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2 FOR SALE
FROM \$644,900

8 SOLD · 12 MO
\$570,000–\$777,000

12-MO SOLD TREND
2.4

Unit Mix

2 Bedroom 24 units 1,085 – 2,379 sf from \$464,900	3 Bedroom 23 units 2,144 – 2,383 sf from \$492,500	4 Bedroom 1 unit 2,234 – 2,234 sf from \$770,000
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For Sale in Belmont Ridge & Complex

2 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$699,900	3 / 3	2288 sf	\$306	39 1973 WINFIELD DRIVE
\$644,900	2 / 2	1165 sf	\$554	66 1973 WINFIELD DRIVE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$770,000	4 / 3ba	2234 sf	\$345	2026-07-20
\$570,000	2 / 2ba	1150 sf	\$496	2026-07-07
\$610,000	3 / 3ba	2264 sf	\$269	2026-05-23
\$650,000	3 / 3ba	2262 sf	\$287	2026-04-29

Value & Financing

Price Positioning \$430 /sq ft Active listings here average \$430/sf vs \$453/sf across Abbotsford East. 5% below area average	Mortgage Snapshot \$3,089 /mo Entry price (from) \$644,900 20% down payment \$128,980 Rate / amortization 5.24% · 25 yr <i>Estimate only — not a lending offer. Rate illustrative; confirm with your mortgage advisor.</i>
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YEAR BUILT 1993	LEVELS 1	SUITES 110	CONSTRUCTION Frame - Wood
EXTERIOR Vinyl	TITLE TO LAND Freehold Strata	STRATA PLAN LMS785	MANAGEMENT Campbell Strata Management Ltd

Overview

Belmont Ridge at 1973 Winfield Dr, Abbotsford, BC V3G 1K6, Canada. LMS00785. Belmont Ridge is located on Winfield Drive in a convenient & popular East Abbotsford neighbourhood. Belmont Ridge is a gated complex that consists of 110 townhomes that are split between ranchers and ranchers with walk-out basements. Built in 1993, Belmont Ridge is a very well maintained complex. This is a prime location just minutes from freeway access, 2 strip malls including Save-on-Foods, Starbucks, Shoppers Drug Mart, Castle Fun Park & White Spot, parks & transit. Features of Belmont Ridge include a club house, an exercise centre, a guest suite. Restrictions as follows ; 19+ age restriction, one pet allowed (25 lbs), no rentals.

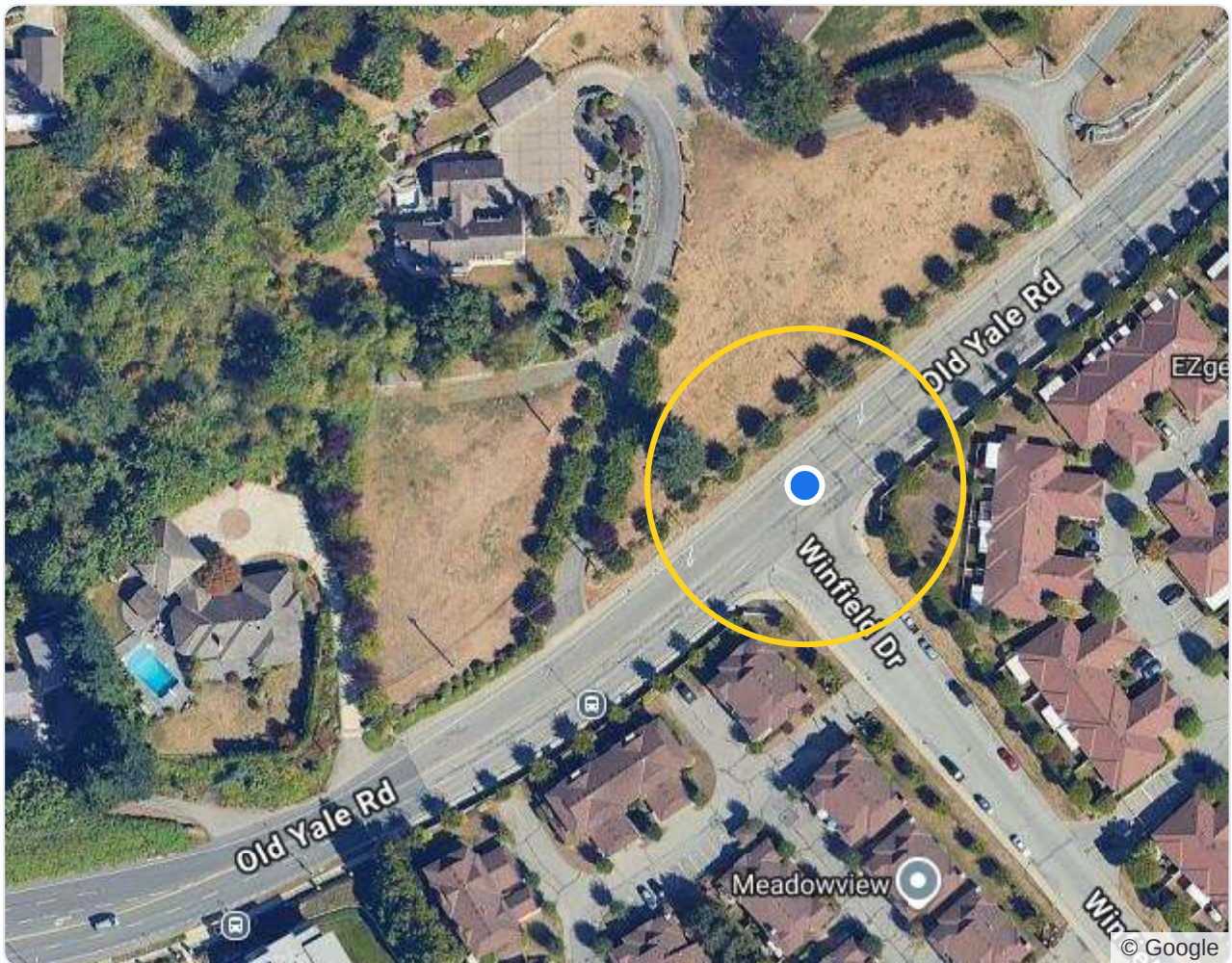
Amenities & Features

- | | |
|---------------------|--------------------|
| ✓ Club House | ✓ Exercise Centre |
| ✓ Guest Suite | ✓ In Suite Laundry |
| ✓ Swirlpool/hot Tub | |

Maintenance Fees Include

- | | |
|------------------|-----------------------|
| ✓ Garbage Pickup | ✓ Gardening |
| ✓ Management | ✓ Recreation Facility |
| ✓ Snow Removal | |

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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