

BUILDING BROCHURE

CARRIAGE PARK

21579 88B Ave. · Langley, BC V1M 2X4 · Walnut Grove



Scan to view online



1 FOR SALE
FROM \$699,000

3 SOLD · 12 MO
\$650,000–\$712,500



Unit Mix

2 Bedroom

17 units
1,200 – 1,650 sf
from \$465,000

3 Bedroom

6 units
1,411 – 1,772 sf
from \$641,000

For Sale in Carriage Park & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$699,000	2 / 2	1208 sf	\$579	1 21579 88B AVENUE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$650,000	2 / 2ba	1200 sf	\$542	2026-06-11
\$687,500	3 / 2ba	1702 sf	\$404	2026-02-12
\$712,500	2 / 2ba	1443 sf	\$494	2025-10-01
\$715,000	2 / 2ba	1650 sf	\$433	2025-08-17

Value & Financing

Price Positioning

\$579 /sq ft

Active listings here average **\$579/sf** vs **\$680/sf** across Walnut Grove.

15% below area average

Mortgage Snapshot

\$3,348 /mo

Entry price (from)	\$699,000
20% down payment	\$139,800
Rate / amortization	5.24% · 25 yr

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

YEAR BUILT 1996	LEVELS 2	SUITES 74	CONSTRUCTION Frame - Wood
EXTERIOR Vinyl	TITLE TO LAND Freehold Strata	STRATA PLAN LMS1941	MANAGEMENT Crossroads Management Ltd.

Overview

Carriage Green - 21579 88B Avenue, Langley, BC V1M 2G9, Canada. Strata Plan LMS1941. Located on 88b Avenue and 216th Street in a convenient neighbourhood of Langley. Carriage Green offers 74 homes that are well maintained. Completed 1996. Maintenance fees include garbage pickup, gardening, management and recreation facility.

This is a prime location just minutes away from Save On Foods, Japan Sushi, Walnut Grove Community Centre, and Panago Pizza. Transit and major routes are close by and within walking

distance. Features of Carriage Green include a club house and in suite laundry. Carriage Green allows two pets with restrictions, but no rentals.

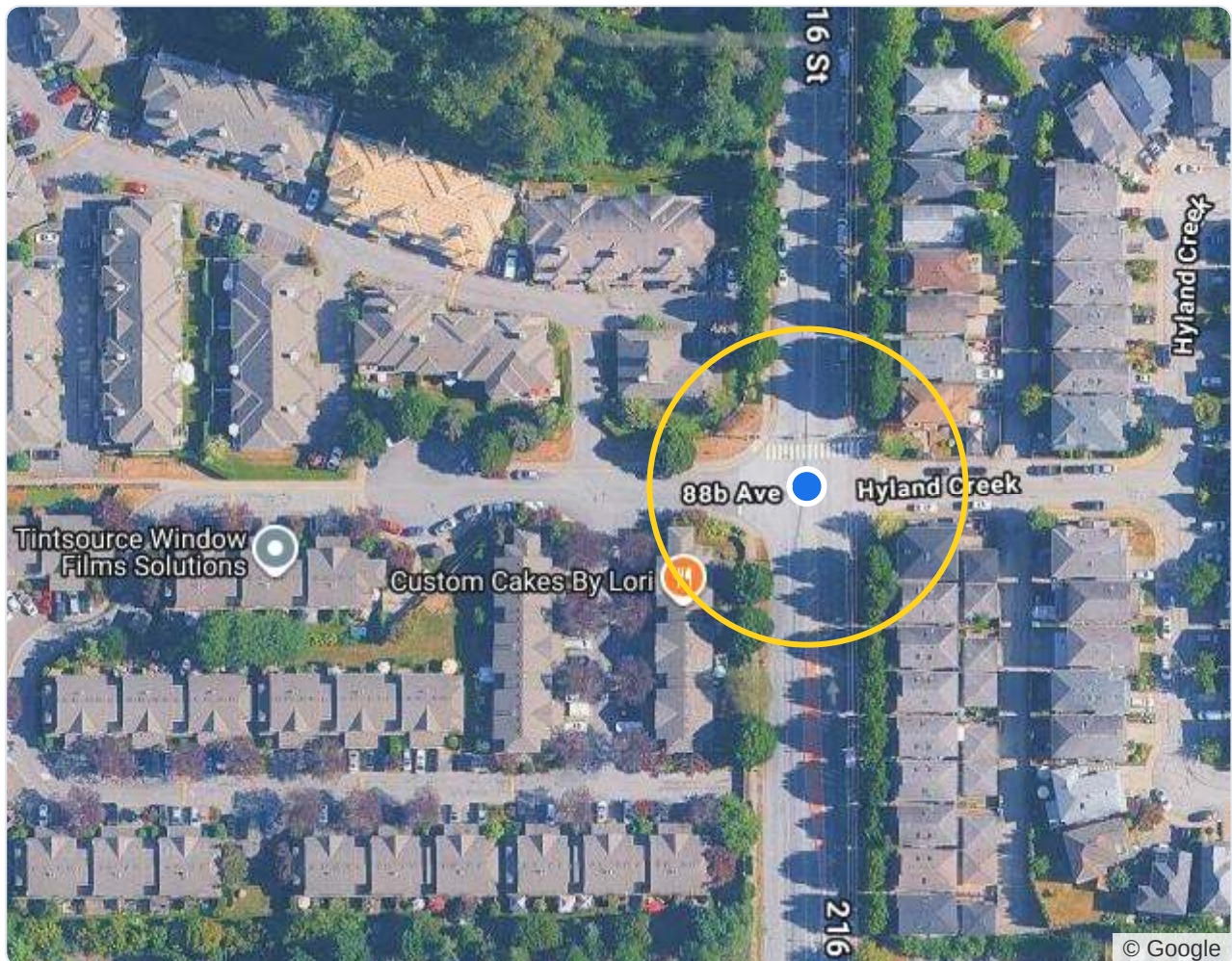
Amenities & Features

- ✓ Club House
- ✓ In Suite Laundry

Maintenance Fees Include

- ✓ Garbage Pickup
- ✓ Gardening
- ✓ Management
- ✓ Recreation Facility

Location



Les Twarog

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