

BUILDING BROCHURE

WINCHESTER - 21867 50TH BUILDING

21867 50th Ave. · Langley, BC V3A 3T2 · Murrayville



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1 FOR SALE
FROM \$949,000

3 SOLD · 12 MO
\$760,000–\$962,500



Unit Mix

3 Bedroom

31 units
1,260 – 1,598 sf
from \$540,000

4 Bedroom

6 units
1,408 – 2,288 sf
from \$760,000

For Sale in Winchester – 21867 50th Building & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$949,000	4 / 4	2225 sf	\$427	24 21867 50 AVENUE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$770,000	3 / 2ba	1425 sf	\$540	2026-04-26
\$962,500	4 / 4ba	2288 sf	\$421	2026-02-08
\$760,000	4 / 3ba	1408 sf	\$540	2026-01-15
\$805,000	3 / 2ba	1469 sf	\$548	2025-08-15

Value & Financing

Price Positioning

\$427 /sq ft

Active listings here average **\$427/sf** vs **\$662/sf** across Murrayville.

35% below area average

Mortgage Snapshot

\$4,545 /mo

Entry price (from) **\$949,000**

20% down payment **\$189,800**

Rate / amortization **5.24% · 25 yr**

YEAR BUILT 2011	LEVELS 3	SUITES 141	CONSTRUCTION Frame - Wood
EXTERIOR Vinyl	TITLE TO LAND Freehold Strata	STRATA PLAN BCS4115	DEVELOPER Parklane Homes
ARCHITECT Rositch Hemphill & Associates		MANAGEMENT Dwell Property Management	

Overview

Winchester - 21867 50th Avenue, Langley, BC V3A 3T2, 3 levels, 141 townhouses in two phases, built 2011 - located at the corner of 218th Street and 50th Avenue in the heart of Murrayville Langley. Winchester is a master-planned urban village that is being developed and designed by a team of award-winning professionals: ParkLane Homes, Rositch Hemphill & Associates Architects with the interiors by Sarah Brown & Company. Winchester consists of 141 modern three & four bedroom townhouses in two phases ranging from 1283 - 2283 square feet. With the West Coast craftsman style architecture as well as beautifully landscaped green spaces provide an outstanding exterior facade and curb appeal for these new Winchester residences. Just like a park outside, the interior finishes are to die for including open plans with 9' ceilings, laminate flooring, Berber carpets in the bedrooms, large windows, electric fireplace with cultured stone surround, black or stainless steel appliance packages, shaker style cabinets, tiled backsplash and stone kitchen counters, breakfast bar and pantry linen cupboards, double vanities, tile flooring and accents in ensuites, soaker tubs, separate shower stalls, upstairs laundries, two car garages, fully finished basements, private fenced backyards, front decks and views of the North Shore mountains.

Winchester is within walking distance to the WC Blair Rec Centre, Denny Ross Memorial Park, Five Corners, Porter's Coffee & Tea House, Langley Fundamental Elementary School, Credo Christian High School, Murray's Corner shopping and banking as well as Langley Memorial Hospital. Also close by the Winchester homes is Tall Timber Golf Course, Langley Secondary School, Twin Ice Rinks, Willowbrook Rec Centre, big box retails, Chapters, Starbucks, Sears, Costco, and the Langley Events Centre.

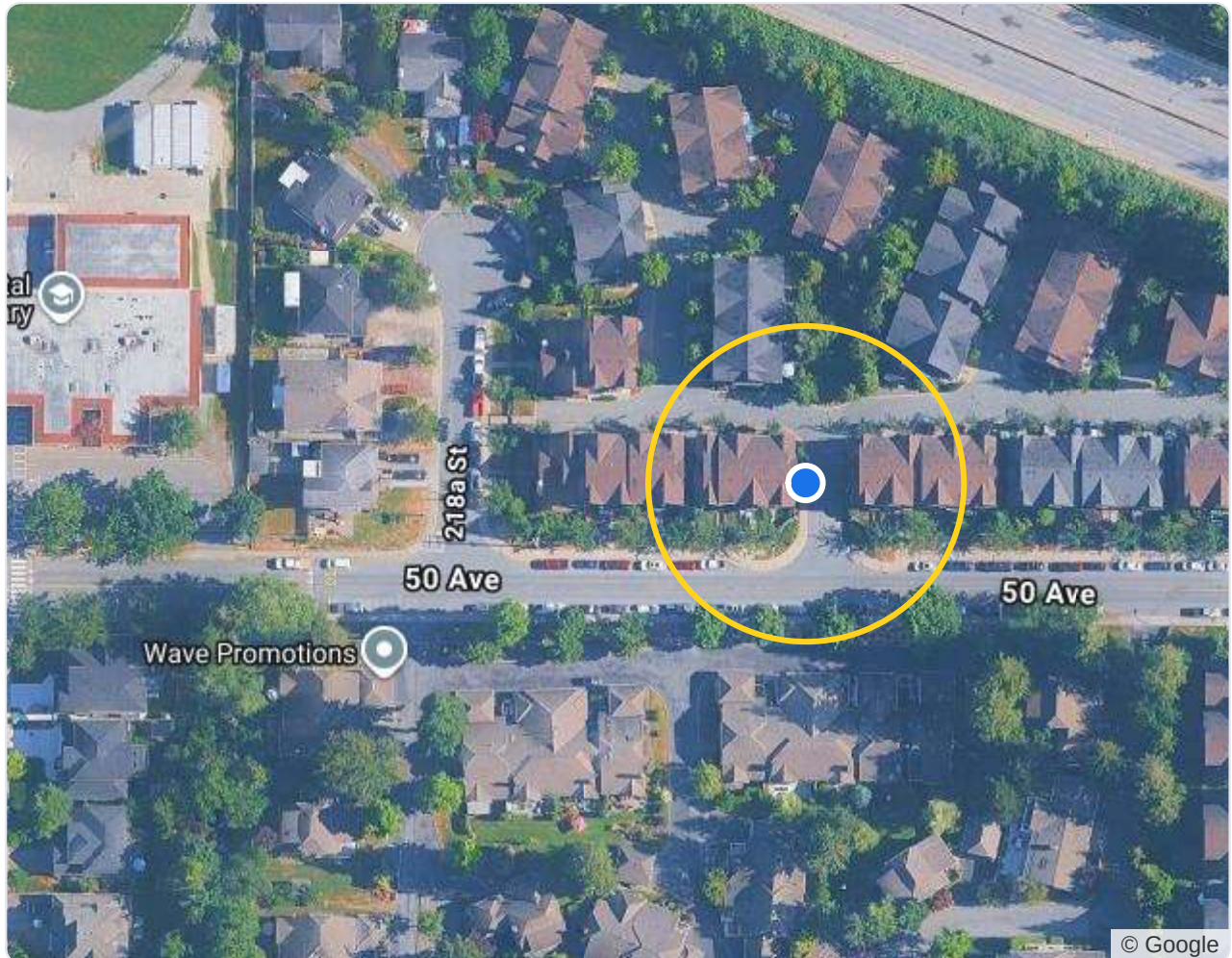
Amenities & Features

- ✓ Garden
- ✓ In Suite Laundry
- ✓ Playground

Maintenance Fees Include

- ✓ Garbage Pickup
- ✓ Gardening
- ✓ Management
- ✓ Snow Removal

Location



Les Twarog

RE/MAX Crest Realty • BC Condos & Homes Team

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