

BUILDING BROCHURE

SIXTH + STEEL

2238 Willow St. · Vancouver, BC V5Z 0C8 · Fairview



Scan to view online



2 FOR SALE
FROM \$1,288,000

1 SOLD · 12 MO
\$1,445,000–\$1,445,000



Unit Mix

2 Bedroom 11 units 1,075 – 1,596 sf from \$1,288,000	3 Bedroom 2 units 1,601 – 1,603 sf from \$1,600,000	4 Bedroom 3 units 1,689 – 1,708 sf from \$1,635,000
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For Sale in Sixth + Steel & Complex

2 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$1,699,000	4 / 3	1689 sf	\$1,006	2216 WILLOW STREET
\$1,288,000	2 / 2	1075 sf	\$1,198	2208 WILLOW STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$1,445,000	2 / 3ba	1423 sf	\$1,015	2026-03-11
\$1,325,000	2 / 2ba	1400 sf	\$946	2025-02-09
\$1,541,250	2 / 3ba	1392 sf	\$1,107	2025-01-15
\$1,750,000	4 / 3ba	1689 sf	\$1,036	2024-12-21

Value & Financing

Price Positioning \$1102 /sq ft Active listings here average \$1102/sf vs \$1140/sf across Fairview. 3% below area average	Mortgage Snapshot \$6,169 /mo Entry price (from) \$1,288,000 20% down payment \$257,600 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 2014	LEVELS 2	SUITES 25	CONSTRUCTION Frame - Wood
EXTERIOR Frame Metal	TITLE TO LAND Freehold Strata	STRATA PLAN EPS1369	DEVELOPER Kenstone Properties Ltd.
ARCHITECT Michael Green Architecture Inc.		MANAGEMENT Macdonald Commercial	

Overview

Sixth + Steel - 2238 Willow Street, Vancouver, BC V5Z 0C8, strata plan EPS1369. Built in 2014 by Kenstone Properties. This two building townhome project has 25 beautifully designed townhomes in the Fairview Slopes neighbourhood.

Designed by award winning MGB Architecture, Six + Willow and Six + Steel showcases contemporary West Coast architecture with plenty of glass, concrete and clean lines punctuated by a sculptural-looking, weathering steel screen on the west corner. The internal Japanese-inspired courtyard and gardens provide a reprieve from the pace of the city. Inside, its 2, 3 and 4 bedroom townhomes ranging from 1,088 to 1,741 sq.ft. feature brushed oak flooring, linear Italian cabinetry by Armony, crisp natural stone counters, in floor radiant heat, high-end stainless steel appliance set, and luxury bathrooms with floor-to-ceiling tile, frameless glass showers, and heated stone floors. Spacious balconies or roof decks invite outdoor entertaining, and most homes come with 2 parking stalls. Maintenance fees includes Garbage Pickup, Gardening, Gas, Heat, Hot Water, Management and Snow Removal.

At Sixth and Steel your backyard is Granville Island and the scenic seawall. Several parks, the amenity rich Cambie Shopping District and Downtown Vancouver are just minutes away. Steps from Vancouver General Hospital, Canada Line SkyTrain Station, False Creek Elementary and Kids + Company Daycare, Sixth and Willow is perfect for families as well as for those looking for the ultimate modern urban lifestyle.

Additional addresses are: 2208 Willow Street, 2210 Willow Street, 2212 Willow Street, 2216 Willow Street, 2218 Willow Street, 2220 Willow Street, 2222 Willow Street, 2226 Willow Street, 2228 Willow Street, 2230 Willow Street, 2232 Willow Street, and 2236 Willow Street.

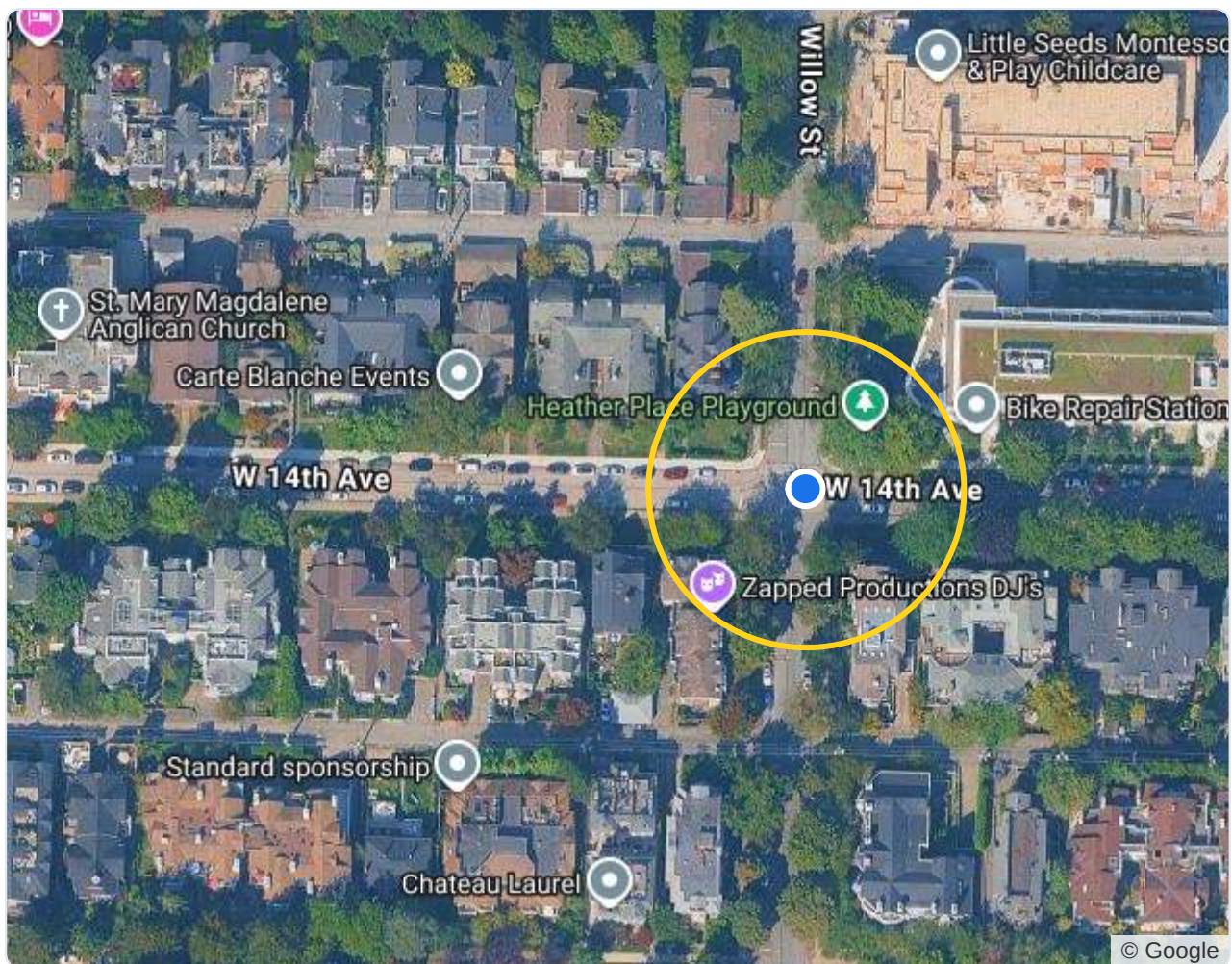
Amenities & Features

- | | |
|--------------------|----------------|
| ✓ Bike Room | ✓ Garden |
| ✓ In Suite Laundry | ✓ Rooftop Deck |
| ✓ Storage | |

Maintenance Fees Include

- | | |
|------------------|--------------|
| ✓ Garbage Pickup | ✓ Gardening |
| ✓ Gas | ✓ Heat |
| ✓ Hot Water | ✓ Management |
| ✓ Snow Removal | |

Location



Neighbourhood & Walkability — Fairview

Fairview is a neighbourhood on the west side of the city of Vancouver, British Columbia, Canada. It runs from 16th Avenue in the south, to Burrard Street in the west, to Cambie Street in the east, and to False Creek in the north. Central Broadway is an important commercial and employment centre focused around Vancouver General Hospital and other health-related institutions, including the BC Cancer Agency, BC Cancer Research Centre, BC Healthy Living Alliance, and the BC Centr...

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



Les Twarog

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