

THE VILLAGE AT BEDFORD LANDING - 23285 BILLY BROWN BUILDING

23285 Billy Brown Rd. · Langley, BC N0N 0N0 · Fort Langley



Scan to view online



This is an artist's rendering only. Actual building designs may vary. See your sales representative for details.

1 FOR SALE
FROM \$798,800

6 SOLD · 12 MO
\$580,000-\$890,000



Unit Mix

1 Bedroom

13 units

595 – 891 sf

from \$530,000

2 Bedroom

30 units

905 – 1,153 sf

from \$678,000

For Sale in The Village At Bedford Landing - 23285 Billy Brown Building & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$798,800	2 / 2	1052 sf	\$759	203 23255 BILLY BROWN ROAD

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$650,000	1 / 1ba	837 sf	\$777	2026-08-11
\$580,000	1 / 1ba	727 sf	\$798	2026-07-17
\$860,000	2 / 2ba	983 sf	\$875	2026-06-07
\$890,000	2 / 2ba	1057 sf	\$842	2026-05-03

Value & Financing

Price Positioning

\$759 /sq ft

Active listings here average **\$759/sf** vs **\$852/sf** across Fort Langley.

11% below area average

Mortgage Snapshot

\$3,826 /mo

Entry price (from)	\$798,800
20% down payment	\$159,760
Rate / amortization	5.24% · 25 yr

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

YEAR BUILT 2011	LEVELS 3	SUITES 70	CONSTRUCTION Frame - Wood
EXTERIOR Mixed	TITLE TO LAND Freehold Strata	STRATA PLAN EPS998	DEVELOPER Parklane Homes
MANAGEMENT Associa			

Overview

The Village at Bedford Landing - 23285 Billy Brown Road, Langley, BC V1M 0B7, 3 levels, 70 units, Completed in 2012 - located at the corner of Glover Road and Gabriel Lane in Dwn town Fort Langley. The Village at Bedford Landing consists of 2 buildings at 23255 & 23285 Billy Brown and 9275 Glover Road in Langley. Developed by award winning builder ParkLane Homes, the Village at Bedford Landing consists of two buildings with 70 modern units with a blend of West Coast

contemporary and Craftsman styles. Inside, these spacious 1 & 2 bedroom condos feature vaulted or 9' ceilings with open living spaces, luxurious carpeting, granite counters in kitchens and bathrooms, chrome Kohler streamlined faucets, wood shaker style cabinetry, tiled backsplashes, stainless steel appliances, luxurious bathrooms including an ensuite with two vanities, Kohler faucets, custom fitted mirrors and hand-set tile work. Residents at the Village at Bedford Landing also can enjoy an exceptional lobby, lounge area with a stone fireplace, a fully equipped fitness gym as well as an entertainment lounge on site.

For leisure and recreational options, The Village is close to Fort Langley Golf Course, 15 kilometer Fort-to-Fort walking trail, and Walnut Community Center; for shopping options close to Willowbrook Mall, IGA, Save-On-Foods, Thunderbird Shopping Center, and Walnut Grove Town Center. The Village Condos are also very close to schools including West Langley Elementary, James Kennedy Elementary, Alex Hope Elementary, Fort Langley Elementary, Walnut Grove Senior Secondary, Kwantlen Polytechnic University and Trinity Western University. Very close to Highway #1, Hwy #7, and Hwy #10, going to Langley Memorial Hospital is just 5 minutes away and going to downtown Vancouver is just 45 minutes away.

Crossroads are Glover Road and Billy Brown Road.

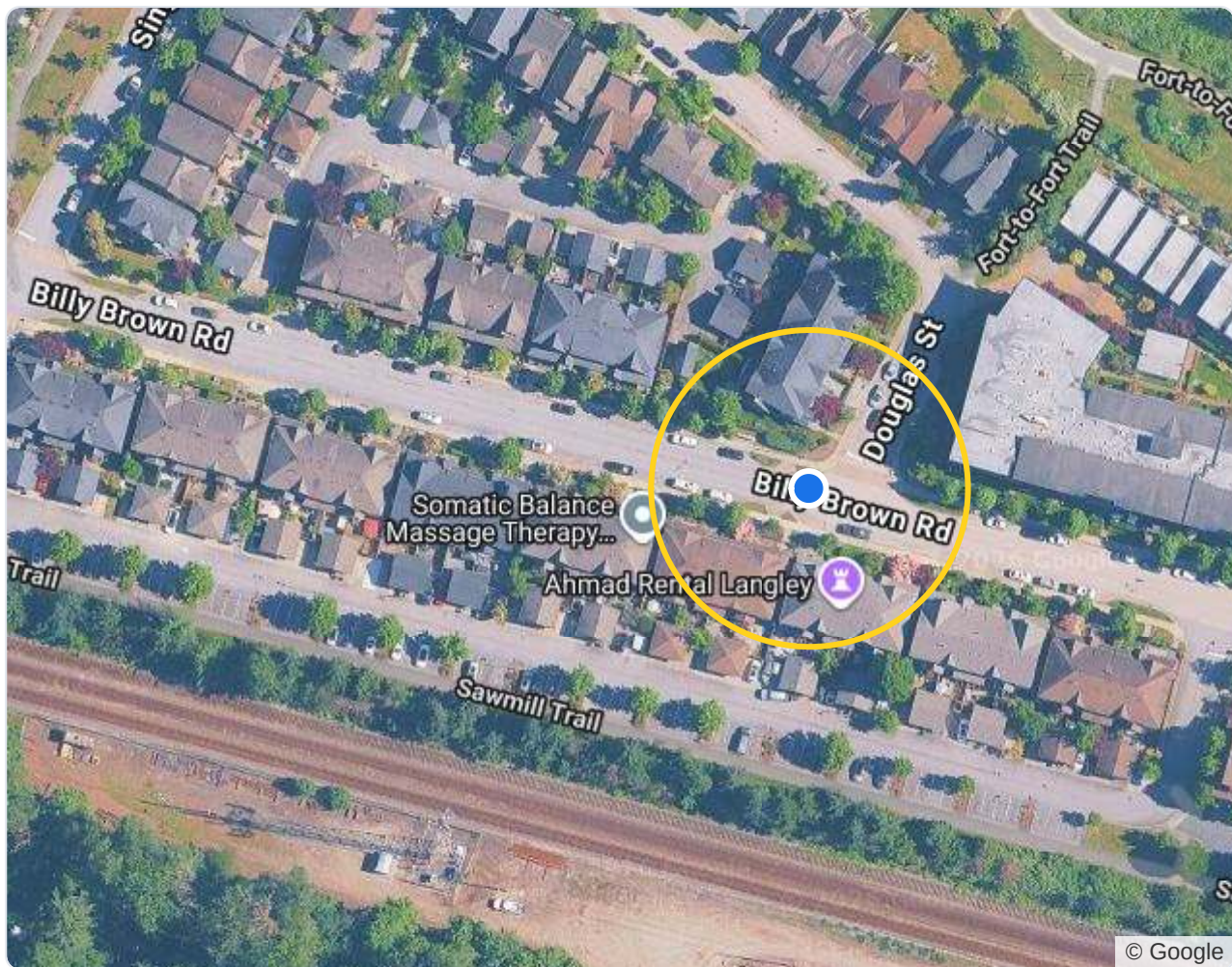
Amenities & Features

- | | |
|---------------------|---------------------|
| ✓ Elevator | ✓ Exercise Centre |
| ✓ Playground | ✓ Recreation Center |
| ✓ Wheelchair Access | |

Maintenance Fees Include

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

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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