

BUILDING BROCHURE

# HYDE PARK

2888 156 St. · Surrey, BC V3Z 0C7 · Grandview Surrey



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**4** FOR SALE  
FROM \$899,000

**3** SOLD · 12 MO  
\$912,500–\$1,032,000



12-MO SOLD TREND  
-17.8

## Unit Mix

### 3 Bedroom

13 units  
1,384 – 2,920 sf  
**from \$770,000**

### 4 Bedroom

67 units  
1,565 – 2,817 sf  
**from \$662,500**

# For Sale in Hyde Park & Complex

4 currently active

| ASKING      | BEDS / BATHS | SIZE    | \$/SF | UNIT / ADDRESS      |
|-------------|--------------|---------|-------|---------------------|
| \$1,249,000 | 3 / 4        | 2857 sf | \$437 | 157 2853 HELC PLACE |
| \$1,149,000 | 4 / 4        | 2751 sf | \$418 | 73 15677 28 AVENUE  |
| \$1,149,000 | 3 / 4        | 2920 sf | \$393 | 80 15677 28 AVENUE  |
| \$899,000   | 4 / 4        | 1567 sf | \$574 | 28 2888 156 STREET  |

## Recently Sold in this Building

| SOLD PRICE  | BEDS    | SIZE    | \$/SF | DATE       |
|-------------|---------|---------|-------|------------|
| \$912,500   | 4 / 4ba | 1919 sf | \$476 | 2026-01-26 |
| \$1,005,000 | 4 / 4ba | 2001 sf | \$502 | 2025-10-28 |
| \$1,032,000 | 4 / 4ba | 1990 sf | \$519 | 2025-09-26 |
| \$1,010,000 | 4 / 4ba | 2046 sf | \$494 | 2025-08-21 |

## Value & Financing

### Price Positioning

**\$456** /sq ft

Active listings here average **\$456/sf** vs **\$584/sf** across Grandview Surrey.

22% below area average

### Mortgage Snapshot

**\$4,306** /mo

Entry price (from) **\$899,000**

20% down payment **\$179,800**

Rate / amortization **5.24% · 25 yr**

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

|                                                      |                                         |                                                |                                           |
|------------------------------------------------------|-----------------------------------------|------------------------------------------------|-------------------------------------------|
| YEAR BUILT<br><b>2015</b>                            | LEVELS<br><b>3</b>                      | SUITES<br><b>156</b>                           | CONSTRUCTION<br><b>Frame - Wood</b>       |
| EXTERIOR<br><b>Brick</b>                             | TITLE TO LAND<br><b>Freehold Strata</b> | STRATA PLAN<br><b>EPS2381</b>                  | DEVELOPER<br><b>Zenterra Developments</b> |
| ARCHITECT<br><b>Robert Ciccozzi Architecture Inc</b> |                                         | MANAGEMENT<br><b>First Service Residential</b> |                                           |

## Overview

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Hyde Park - 2888 156 Street, Surrey, BC, V3S 0C8, Canada. Strata Plan EPS2381. Crossroads are 28 Avenue and 156 Street. It features 156, 3-stories townhomes. Developed by Zenterra. Architecture by Robert Ciccozzi Architecture Inc. Hyde Park is situated in a parkland setting. It features townhomes with floor plan sizes between 1200 - 3000 square feet with a choice of 3 or 4 bedrooms with the master bedroom on the main floor.

Hyde park is located within walking distance to al of the services you'll need. Community amenities include, banks, shopping - Home Depot, Walmart, Winners, London Drugs and much more - Superstore, Thrifty Foods, restaurants, fitness centre. Schools close by are Pacific Heights Elementary School, Earl Marriott Secondary School, South Ridge Elementary School and South Ridge Secondary School.

Other building in complex: [Hyde Park](#) - 2853 HELC PLACE

## Amenities & Features

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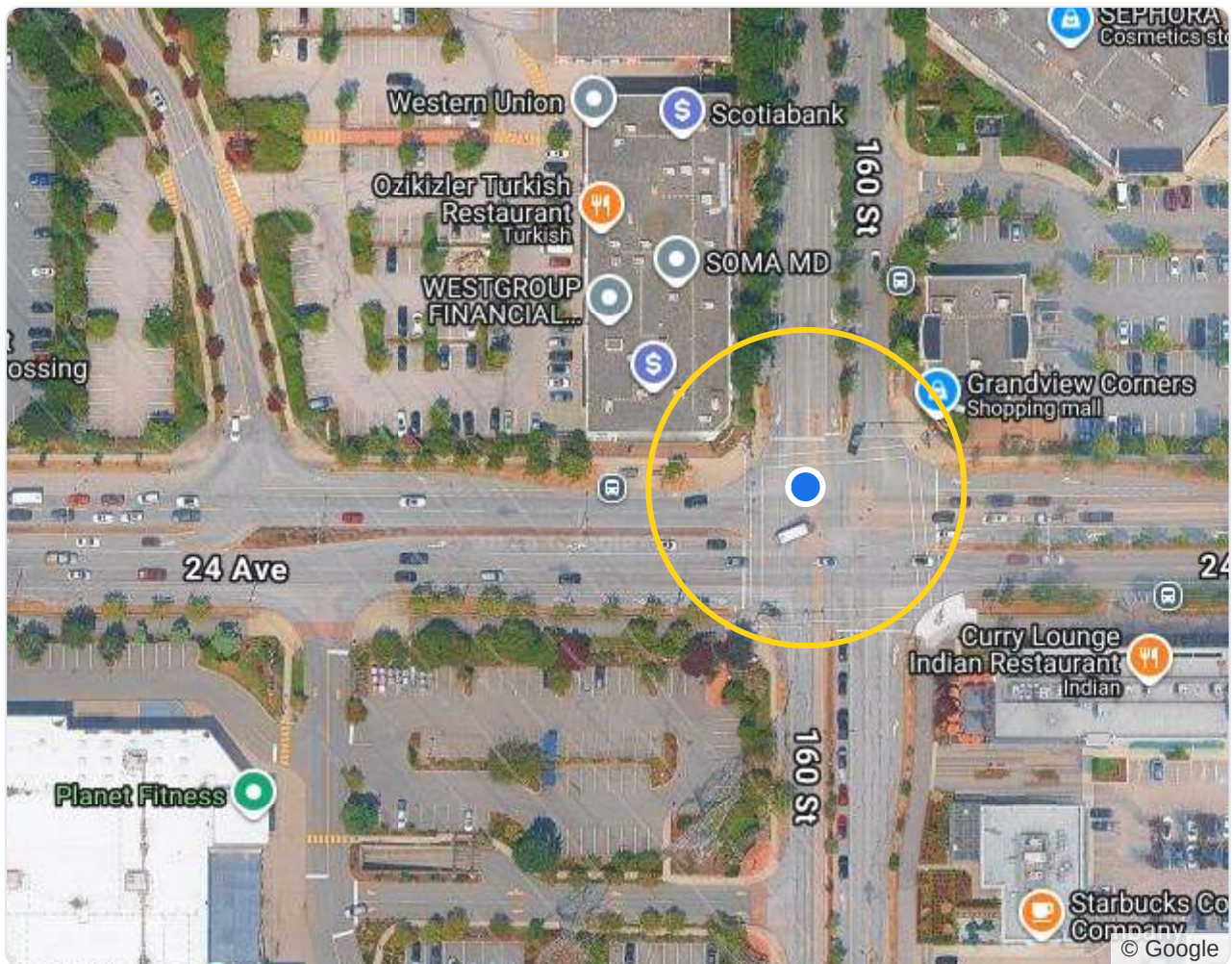
- |                    |                   |
|--------------------|-------------------|
| ✓ Club House       | ✓ Exercise Centre |
| ✓ In Suite Laundry | ✓ Playground      |
| ✓ Storage          |                   |

## Maintenance Fees Include

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

## Location



### Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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