

BUILDING BROCHURE

THE EDGE - 289 ALEXANDER BUILDING

289 Alexander St. · Vancouver, BC V6A 1C2 · Hastings



Scan to view online



5 FOR SALE
FROM \$625,000

3 SOLD · 12 MO
\$690,000-\$801,000


12-MO SOLD TREND
-10

Unit Mix

Studio 4 units 645 – 1,522 sf from \$560,000	1 Bedroom 34 units 699 – 1,440 sf from \$625,000	2 Bedroom 5 units 1,160 – 1,544 sf from \$1,050,000
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For Sale in The Edge – 289 Alexander Building & Complex

5 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$1,699,000	2 / 2	1449 sf	\$1,173	624 289 ALEXANDER STREET
\$1,498,000	1 / 2	1440 sf	\$1,040	1002 289 ALEXANDER STREET
\$949,000	1 / 1	880 sf	\$1,078	407 289 ALEXANDER STREET
\$899,000	1 / 1	880 sf	\$1,022	407 289 ALEXANDER STREET
\$625,000	1 / 1	699 sf	\$894	214 289 ALEXANDER STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$690,000	1 / 1ba	760 sf	\$908	2026-06-17
\$780,000	1 / 1ba	851 sf	\$917	2026-01-21
\$801,000	1 / 2ba	829 sf	\$966	2025-10-10
\$799,000	1 / 2ba	850 sf	\$940	2025-03-07

Value & Financing

Price Positioning

\$1041 /sq ft

Active listings here average **\$1041/sf** vs **\$1123/sf** across Hastings.

7% below area average

Mortgage Snapshot

\$2,993 /mo

Entry price (from) **\$625,000**

20% down payment **\$125,000**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 1999	LEVELS 11	SUITES 165	CONSTRUCTION Concrete
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EXTERIOR
Brick

TITLE TO LAND
Freehold Strata

STRATA PLAN
LMS3818

MANAGEMENT
Self Managed

Overview

The Edge - 289 Alexander Street, Vancouver, BC V6A 1C1, LMS3818 - located in Hastings area of Vancouver East, at the crossroads Alexander Street and Gore Avenue. The Edge is close to McGill Park, Burrard View Park, St. James Community Service Society, Harbour View Daycare Centre, Cambridge Park, Oxford Park and waterfront. Pandora Park, Dundas Market, Callister Park, Wes Coast Christian School, Dusty Greenwell Park, New Brighton Park, Pacific Coliseum, Hastings Park, Playland Amusement Park, Hastings Community Centre, London Drugs, Shoppers Drug Mart, Templeton High School, Hastings Community Elementary, Dr. AR Lord Elementary and Templeton Park and Pool are within minutes from the complex. The bus stops near the complex. The Edge has easy access to the Trans-Canada Hwy1. The restaurants in the neighbourhood are Odyssey Seafood, Domino's Pizza, Big Daddy's Pizza Company, Docker's Dinner, JJ Bean Coffee Roasters, Bao Chao Vietnamese, Tom and Jerry, Tentatsu and these are only a few places for you to enjoy dinner with your friends and family. This complex is 2 blocks away from the vibrant Gastown restaurants/boutiques. The Edge was built in 1999. This ten-level concrete building has brick exterior finishing and full rain screen. There are 165 units in development and in strata. Most homes offer open floor plans, floor-to-ceiling windows, a large living room, a cozy gas fireplace, in-suite laundry, underground parking, 16' ceilings, laminate floors and generous sized balcony. Some units feature views of the Harbour, Pan Pacific, City and North Shore Mountains. Originally designed by David Hepworth.

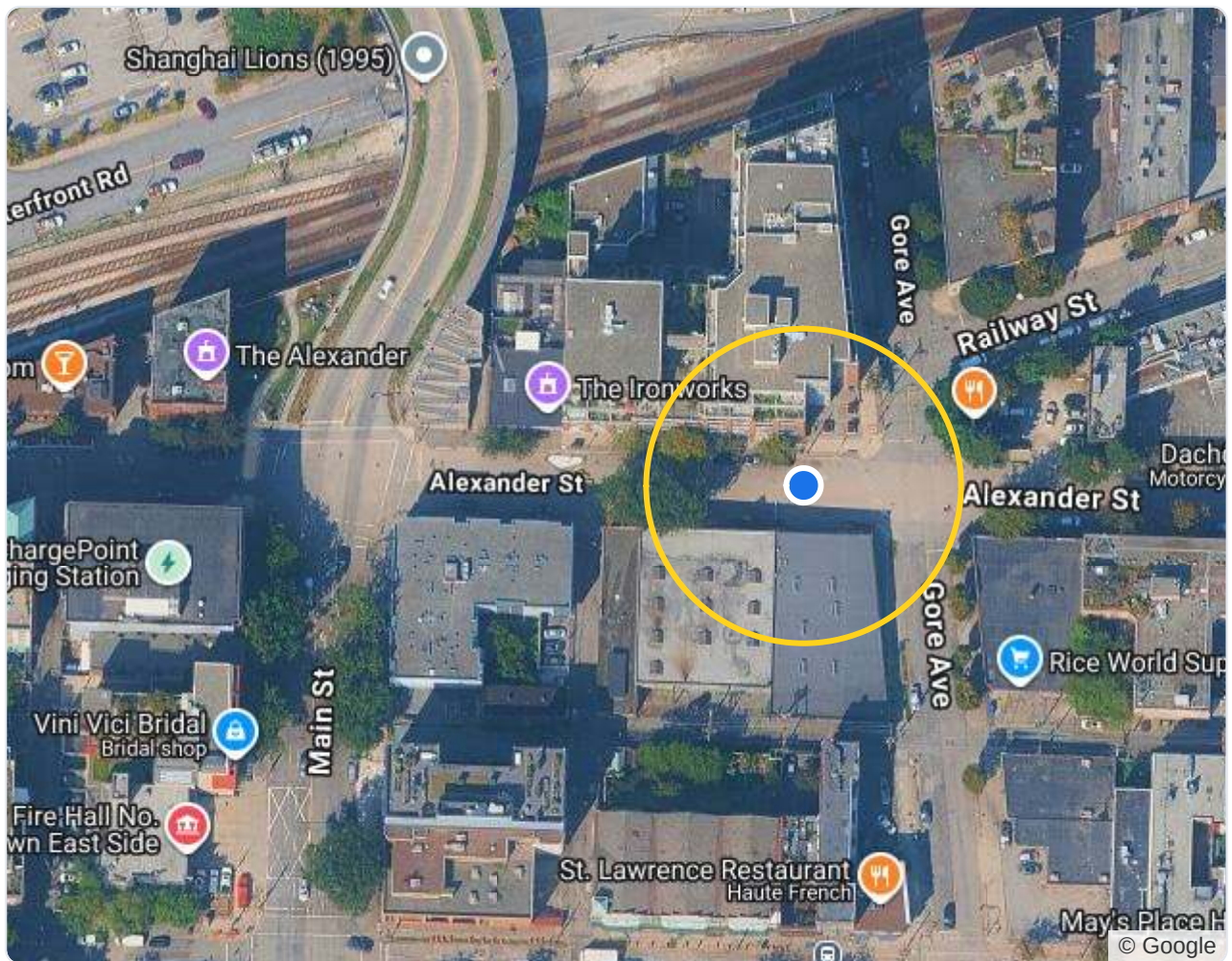
Amenities & Features

✓ None

Maintenance Fees Include

- | | |
|--------------|-----------------------|
| ✓ Caretaker | ✓ Garbage Pickup |
| ✓ Gardening | ✓ Hot Water |
| ✓ Management | ✓ Recreation Facility |

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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