

BUILDING BROCHURE

PARKWOOD - 2905 NORMAN BUILDING

2905 Norman Ave. · Coquitlam, BC V3C 4H9 · Ranch Park



1 FOR SALE
FROM \$699,000

5 SOLD · 12 MO
\$616,500-\$779,900

12-MO SOLD TREND
-26.5

Unit Mix

3 Bedroom

27 units
1,000 – 1,581 sf
from \$616,500

4 Bedroom

3 units
1,490 – 1,557 sf
from \$700,000

For Sale in Parkwood – 2905 Norman Building & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$699,000	3 / 2	1511 sf	\$463	24 2880 DACRE AVENUE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$620,000	3 / 2ba	1000 sf	\$620	2026-06-03
\$730,000	3 / 2ba	1531 sf	\$477	2026-05-05
\$779,900	3 / 2ba	1471 sf	\$530	2026-04-15
\$625,000	3 / 2ba	1474 sf	\$424	2026-03-16

Value & Financing

Price Positioning

\$463 /sq ft

Active listings here average **\$463/sf** vs **\$741/sf** across Ranch Park.

38% below area average

Mortgage Snapshot

\$3,348 /mo

Entry price (from) **\$699,000**

20% down payment **\$139,800**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 1978	LEVELS 3	SUITES 112	CONSTRUCTION Frame - Wood
EXTERIOR Stucco	TITLE TO LAND Freehold Strata	STRATA PLAN NWS622	MANAGEMENT Strataco Management Ltd.

Overview

Parkwood - 2905 Norman Avenue, Coquitlam, BC V3C 4H9 - Located at Norman Avenue and Dewdney Trunk Road in Ranch Park subarea of Coquitlam - a vibrant urban community filled with local amenities, entertainment venues, recreational facilities, schools, shopping and restaurants within a short distance. Parkwood is also close to numerous parks for outdoor enjoyment. The notable landmarks around Parkwood include Mundy Park, Disc Golf Course, and Eagle Ridge Hospital. Direct access to Mariner Way and other major routes allows for an easy commute to surrounding destinations including Vancouver, Burnaby and New Westminster. Parkwood is close to Meadowbrook Elementary, DR. Charles Best Secondary and Baker Drive Elementary Schools, Kinder Kampus Children's Centres, Baker's Corner Pre-School; Adanac, Riverview Park; fitness and outdoor facilities include Personal Trainer, Just Ladies Fitness Centre, Fitness Town and Fitbodies Fitness and Wellness Studio. Some excellent restaurants in the area include Starbucks Coffee, Osamu Sushi, Domino's Pizza, Milestones Grill and Bar, and Tim Hortons.

Parkwood is a multiple address complex that includes 112 townhome units on 2900, 2905, 2915 Norman Avenue and 2880 Dacre Avenue.

Parkwood built in 1978 and its houses featuring open floor plan, large laundry room, storage and balcony. Complex also offers nice big recreation room, fenced yard and playground. Maintenance fees include caretaker, garbage pickup, gardening, snow removal and management. Fantastic location, beautiful views, on-site amenities - move to Parkwood today!

Amenities & Features

✓ None

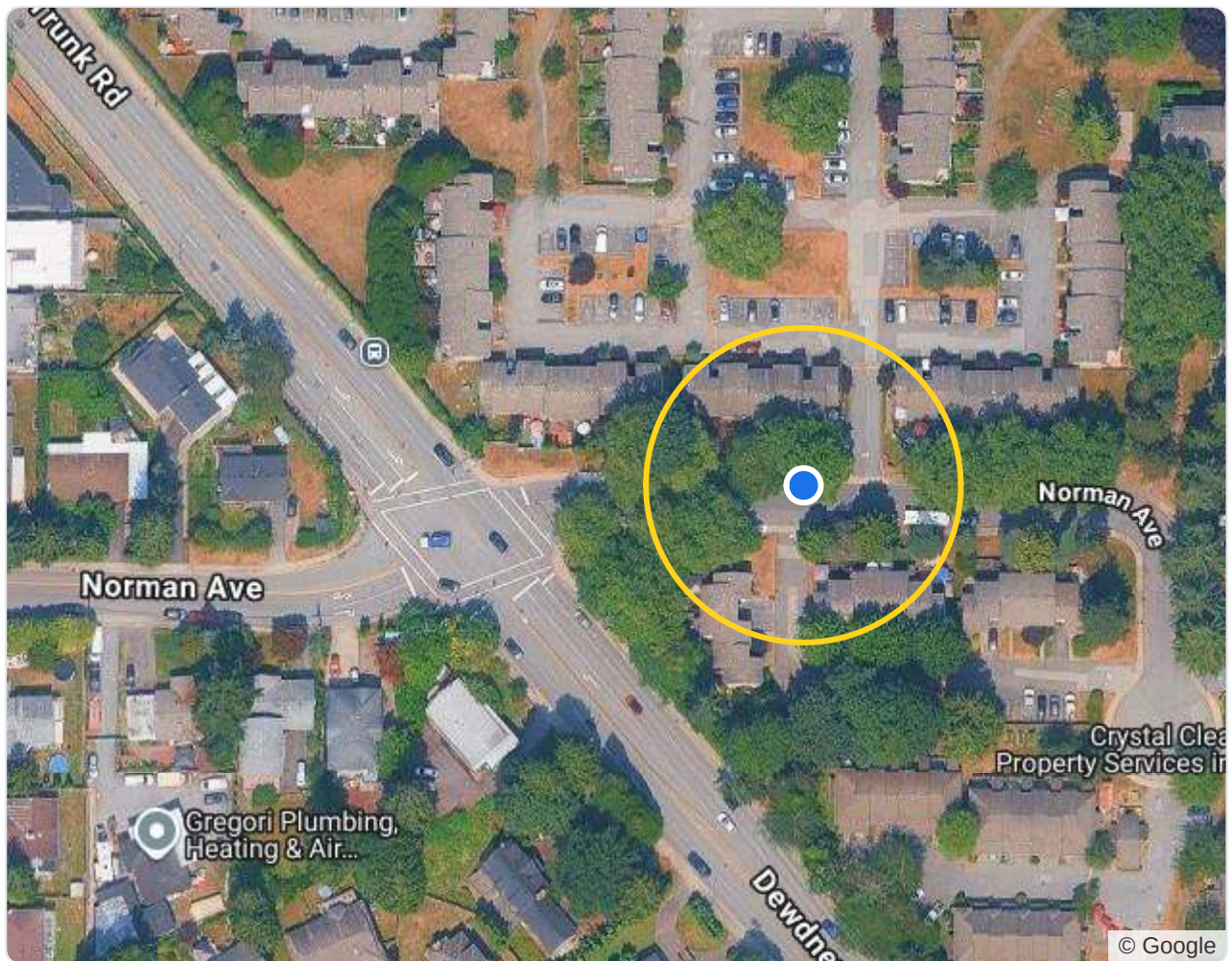
Maintenance Fees Include

✓ Garbage Pickup

✓ Gardening

✓ Management

Location



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scan or call