

# HIGHLAND PARK - 314 HIGHLAND BUILDING

314 Highland Way · Port Moody, BC V3H 3V7 · North Shore Pt Moody



**4** FOR SALE  
FROM \$539,900

**4** SOLD · 12 MO  
\$545,000–\$620,000



## Unit Mix

### 2 Bedroom

14 units  
864 – 1,004 sf  
**from \$499,999**

### 3 Bedroom

21 units  
870 – 1,037 sf  
**from \$530,000**

# For Sale in Highland Park - 314 Highland Building & Complex

4 currently active

| ASKING    | BEDS / BATHS | SIZE    | \$/SF | UNIT / ADDRESS     |
|-----------|--------------|---------|-------|--------------------|
| \$599,900 | 2 / 1        | 924 sf  | \$649 | 5 310 HIGHLAND WAY |
| \$569,900 | 3 / 1        | 1004 sf | \$568 | 3 308 HIGHLAND WAY |
| \$549,900 | 3 / 1        | 882 sf  | \$623 | 2 303 AFTON LANE   |
| \$539,900 | 2 / 1        | 864 sf  | \$625 | 5 313 HIGHLAND WAY |

## Recently Sold in this Building

| SOLD PRICE | BEDS    | SIZE   | \$/SF | DATE       |
|------------|---------|--------|-------|------------|
| \$545,000  | 3 / 1ba | 900 sf | \$606 | 2026-06-21 |
| \$620,000  | 2 / 1ba | 868 sf | \$714 | 2025-12-30 |
| \$593,000  | 2 / 1ba | 866 sf | \$685 | 2025-12-27 |
| \$595,000  | 2 / 1ba | 870 sf | \$684 | 2025-11-25 |

## Value & Financing

### Price Positioning

**\$616** /sq ft

Active listings here average **\$616/sf** vs **\$768/sf** across North Shore Pt Moody.

20% below area average

### Mortgage Snapshot

**\$2,586** /mo

Entry price (from) **\$539,900**

20% down payment **\$107,980**

Rate / amortization **5.24% · 25 yr**

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

|                           |                                         |                              |                                                                |
|---------------------------|-----------------------------------------|------------------------------|----------------------------------------------------------------|
| YEAR BUILT<br><b>1979</b> | LEVELS<br><b>3</b>                      | SUITES<br><b>150</b>         | CONSTRUCTION<br><b>Frame - Wood</b>                            |
| EXTERIOR<br><b>Wood</b>   | TITLE TO LAND<br><b>Freehold Strata</b> | STRATA PLAN<br><b>NWS971</b> | MANAGEMENT<br><b>Ascent Real Estate Management Corporation</b> |

## Overview

Highland Park - 314 Highland Way, Port Moody, BC V3H 3V6, NWS971 - located in North Shore area of Port Moody, near the crossroads Afton Lane and Gildford Drive. Highland Park is steps

away from Coronation Park Elementary, Sunrise Day Care, Rocky Point Park, West Coast Express, Newport Village and City Hall. Shoppers Drug Mart, IGA Market, Starbucks, Port Moody Public Library, Port Moody Civic Centre, Inlet Theatre, Port Moody Arena, Recreation Centre, International Training in Communication, Innovative Fitness and Eagle Ridge Hospital are in the neighbourhood. You can enjoy your dinner in one of the restaurants that are near the complex. Nagano Japanese, Browns Socialhouse Newport and Rodos Kouzina Mediterranean Grill are steps away. Highland Park was built in 1979 with a frame-wood construction and wood exterior finishing. It is a condominium consisting of 150 homes, each of three or two bedrooms. There are 48 units at 301 to 311 Afton Lane and 102 units at 301 to 319 Highland Way. In the center of the complex is the recreation building Highland Park Centre with a swimming pool, a hot tub, a patio, a meeting room and an office. The complex has become graced with mature trees and greenery, while new centres of Port Moody's social life have been moving to its area. Most homes offer in-suite laundry, good size bedrooms, a patio, a private balcony, a private garden and laminate floors. The complex has been totally renovated with new windows, sliding glass doors, fences and sidewalks.

## Amenities & Features

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- |              |                |
|--------------|----------------|
| ✓ Playground | ✓ Pool; Indoor |
|--------------|----------------|

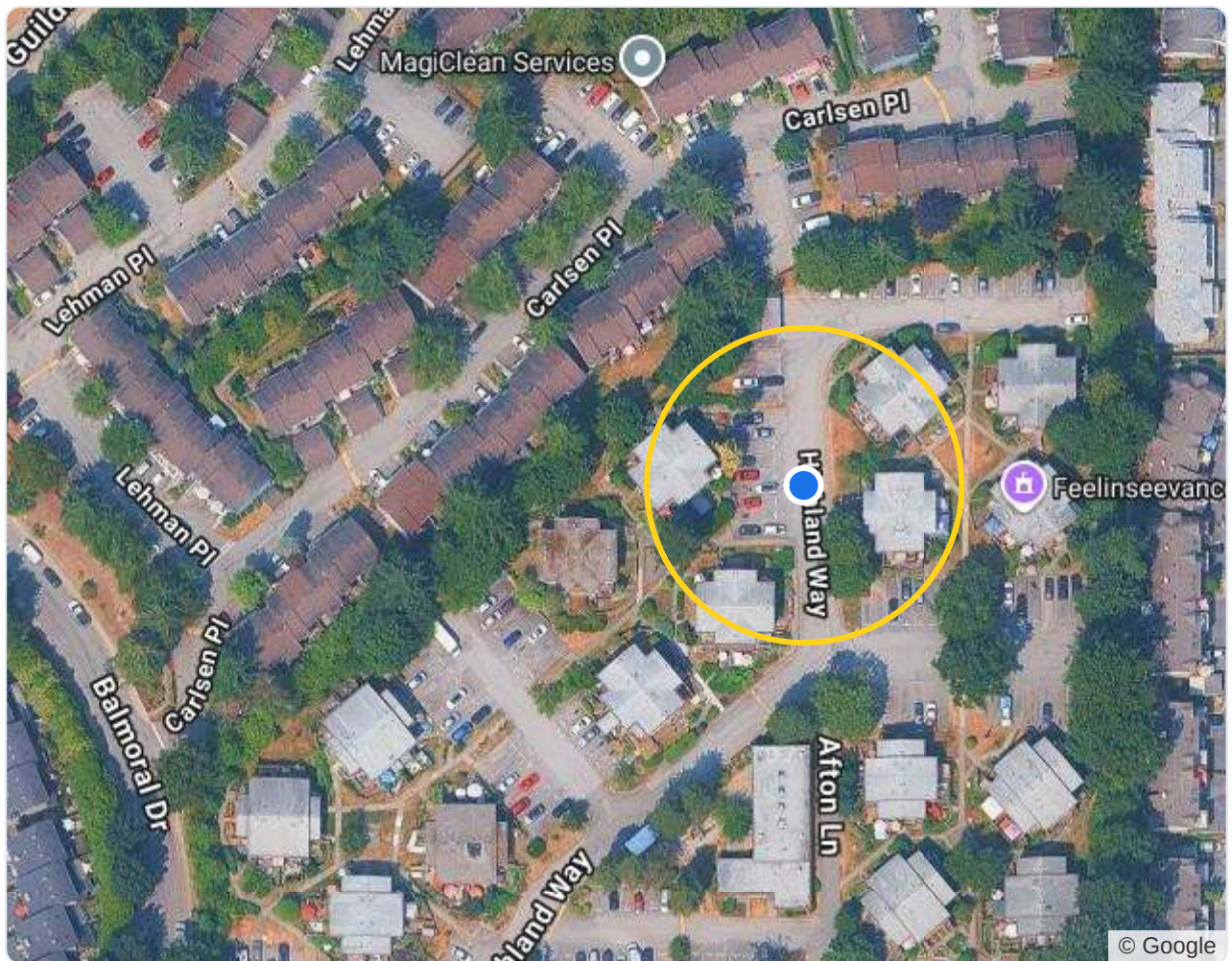
## Maintenance Fees Include

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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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