

BUILDING BROCHURE

PARK PLACE - 32823 LANDEAU BUILDING

32823 Landeau Pl. · Abbotsford, BC V2S 6S6 · Central Abbotsford



Scan to view online



2 FOR SALE
FROM \$324,900

8 SOLD · 12 MO
\$232,000-\$347,000



BC Condos & Homes Team
604-671-7000 | www.VancouverFloorPlans.com



Unit Mix

2 Bedroom

50 units

975 – 1,450 sf

from \$210,000

For Sale in Park Place - 32823 Landeau Building & Complex

2 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$339,900	2 / 2	1290 sf	\$263	307 32823 LANDEAU PLACE
\$324,900	2 / 2	1127 sf	\$288	311 32833 LANDEAU PLACE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$320,000	2 / 2ba	1202 sf	\$266	2026-04-23
\$347,000	2 / 2ba	1195 sf	\$290	2026-04-06
\$341,000	2 / 2ba	1352 sf	\$252	2026-03-26
\$305,000	2 / 2ba	1164 sf	\$262	2026-03-18

Value & Financing

Price Positioning

\$276 /sq ft

Active listings here average \$276/sf vs \$433/sf across Central Abbotsford.

36% below area average

Mortgage Snapshot

\$1,556 /mo

Entry price (from) **\$324,900**

20% down payment **\$64,980**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 1986	LEVELS 3	SUITES 123	CONSTRUCTION Frame - Wood
EXTERIOR Vinyl	TITLE TO LAND Freehold Strata	STRATA PLAN NWS2398	MANAGEMENT Self Managed

Overview

Park Place - 32823 Landeau Place Abbotsford, BC V2S 6S6, NWS2398 - Located in the heart of Abbotsford on the corner of Landeau Place and 328 Street. Park Place is a three building complex offering 90 homes built in 1986 that are professionally managed by Teamwork 604-854-1734. This is a convenient location close to all your amenities including transit, recreation, restaurants, parks, Price Smart Foods, London Drugs, Clearbrook Town Square, Seven Oaks Shopping Centre, medical services and much more! Direct access to highways allows an easy commute to downtown Vancouver, Surrey, Langley and other surrounding destinations. Homes feature spacious living areas, plenty of windows to brighten your home, insuite laundry, cozy fireplaces, spacious balconies for upper units that are great for BBQ's and relaxing and an extra storage room in most units. Lower units offer wheelchair access and have private backyards and patio areas. This is a well maintained three level building and complex with many amenities for residents to enjoy including an indoor pool, hot tub, exercise room, library, recreation centre, workshop and a guest suite for visitors. Other features include secure underground parking, storage lockers, elevator, central air conditioning, ample visitor parking, manicured greenspace, a unique water fountain feature and a quiet courtyard. This is an adult oriented community with a 55+ age restriction. Pets and rentals are not allowed. This is a multiple building complex which includes 32823, 32833 and 32853 Landeau Place. Park Place offers comfortable condo living in a sought after location in Abbotsford - Live here today!

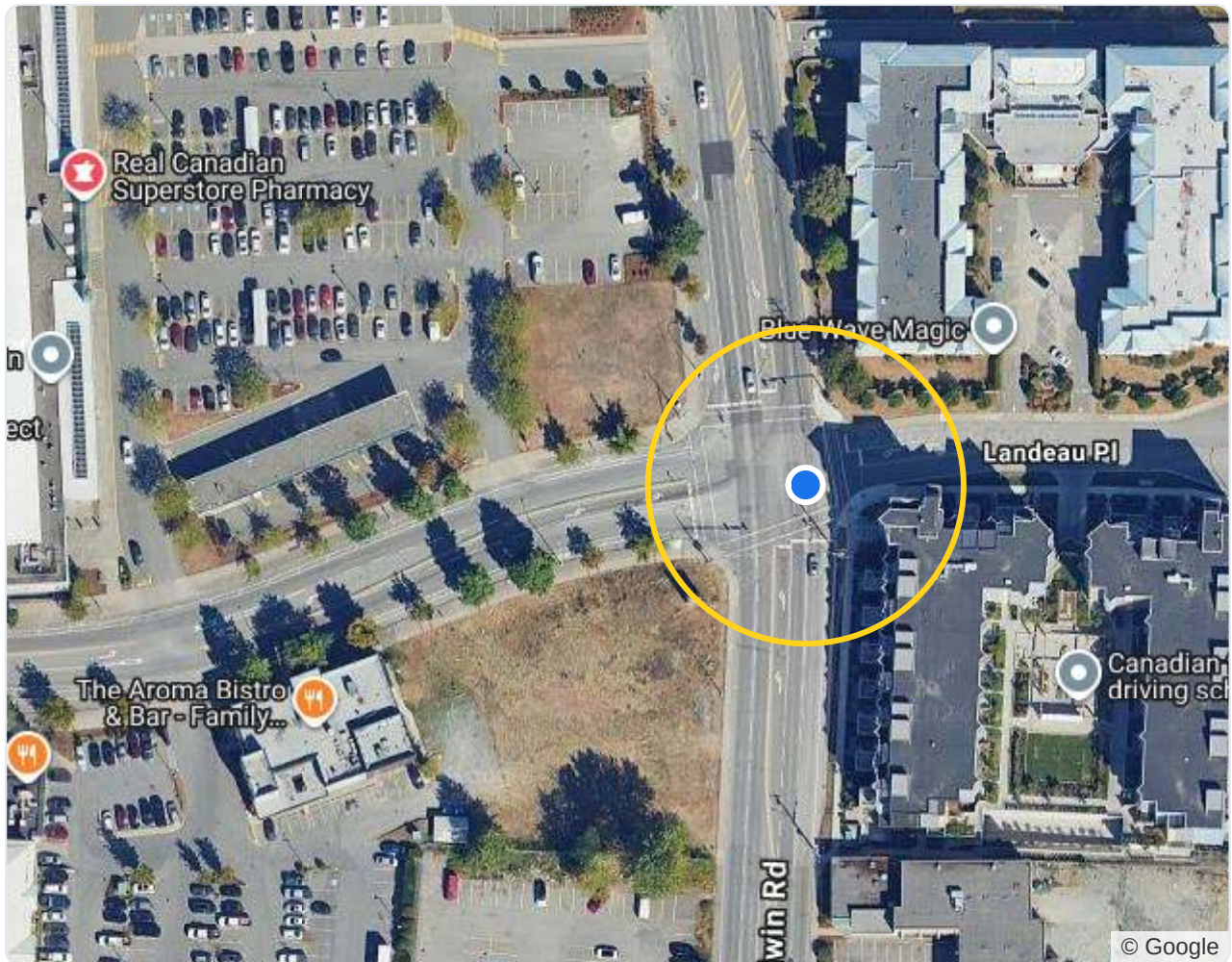
Amenities & Features

- | | |
|---------------------|---------------------|
| ✓ Exercise Centre | ✓ Guest Suite |
| ✓ Pool; Indoor | ✓ Sauna/steam Room |
| ✓ Swirlpool/hot Tub | ✓ Workshop Attached |

Maintenance Fees Include

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

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

604 671 7000 · les@6717000.com · bccondos.net



Book a Viewing
scan or call