

BUILDING BROCHURE

# CAPILANO ESTATES - 3383 CAPILANO BUILDING

3383 Capilano Cres. · North Vancouver, BC V7R 4W7 · Capilano NV





**1** FOR SALE  
FROM \$1,388,000

12-MO SOLD TREND  
15.4

## Unit Mix

### 1 Bedroom

1 unit  
1,247 – 1,247 sf  
**from \$945,000**

### 2 Bedroom

23 units  
1,129 – 1,610 sf  
**from \$840,000**

## For Sale in Capilano Estates - 3383 Capilano Building & Complex

1 currently active

| ASKING             | BEDS / BATHS | SIZE    | \$/SF   | UNIT / ADDRESS             |
|--------------------|--------------|---------|---------|----------------------------|
| <b>\$1,388,000</b> | 2 / 2        | 1377 sf | \$1,008 | 103 3399 CAPILANO CRESCENT |

## Recently Sold in this Building

| SOLD PRICE         | BEDS    | SIZE    | \$/SF | DATE       |
|--------------------|---------|---------|-------|------------|
| <b>\$1,160,000</b> | 2 / 2ba | 1432 sf | \$810 | 2025-02-04 |
| <b>\$1,179,000</b> | 2 / 2ba | 1370 sf | \$861 | 2024-12-16 |
| <b>\$1,005,000</b> | 2 / 2ba | 1336 sf | \$752 | 2024-09-23 |
| <b>\$1,170,000</b> | 2 / 2ba | 1241 sf | \$943 | 2024-07-09 |

## Value & Financing

### Price Positioning

**\$1008** /sq ft

Active listings here average **\$1008/sf** vs **\$985/sf** across Capilano NV.

**2% above area average**

### Mortgage Snapshot

**\$6,647** /mo

Entry price (from) **\$1,388,000**

20% down payment **\$277,600**

Rate / amortization **5.24% · 25 yr**

|                           |                                         |                               |                                                |
|---------------------------|-----------------------------------------|-------------------------------|------------------------------------------------|
| YEAR BUILT<br><b>1989</b> | LEVELS<br><b>3</b>                      | SUITES<br><b>82</b>           | CONSTRUCTION<br><b>Frame - Wood</b>            |
| EXTERIOR<br><b>Wood</b>   | TITLE TO LAND<br><b>Freehold Strata</b> | STRATA PLAN<br><b>VAS2488</b> | MANAGEMENT<br><b>Dwell Property Management</b> |

## Overview

The Capilano Estate - 3383 Capilano Crescent, North Vancouver, BC V7R 4W7, Canada. Strata Plan VAS2488. Capilano Estates is located on Capilano Crescent and Capilano Road in the beautiful neighbourhood of Edgemont Village. Built in 1989, Capilano Estate offer 82 homes that are well maintained and professionally managed by Carriage Management: 604-922-3237. Maintenance fees include garbage pickup, gardening, gas, hot water, recreation facility, and management. Features of Capilano Estates include elevators, club house, garden, and wheelchair access.

This is a prime location just minutes away from Fairmont Park, North Vancouver District Public Library, Starbucks Coffee, La Galleria Fine Foods, Super Valu, Nobu Japanese Sushi, and Mings Garden. It is also near one of North Vancouver's main attractions, the Capilano Suspension Bridge, which includes exciting tours such as the treetop adventure, and the new cliffwalk adventure. Transit and major routes are close by and within walking distance.

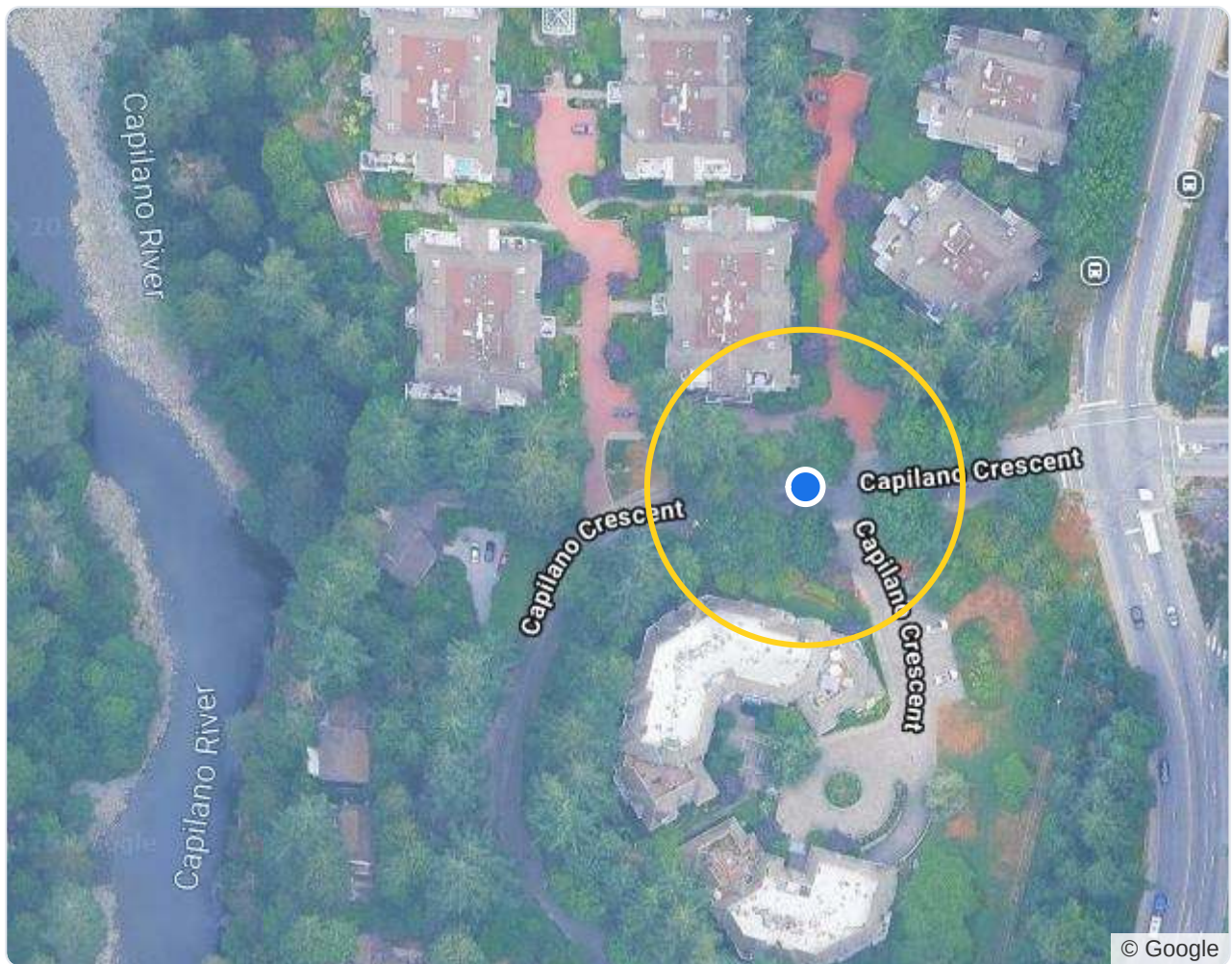
## Amenities & Features

- ✓ Club House
- ✓ Elevator
- ✓ In Suite Laundry

## Maintenance Fees Include

- ✓ Garbage Pickup
- ✓ Gardening
- ✓ Gas
- ✓ Hot Water
- ✓ Management
- ✓ Recreation Facility

## Location



**Les Twarog**

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