

BUILDING BROCHURE

N/A - 350 5TH BUILDING

350 5th Ave. · Vancouver, BC V5T 1H4 · Mount Pleasant VE



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1 FOR SALE
FROM \$399,900

1 SOLD · 12 MO
\$420,000–\$420,000

12-MO SOLD TREND
-14.3

Unit Mix

Studio 2 units 463 – 488 sf from \$410,000	1 Bedroom 6 units 447 – 677 sf from \$399,900
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For Sale in N/A - 350 5th Building & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$399,900	1 / 1	447 sf	\$895	107 350 E 5TH AVENUE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$420,000	1 / 1ba	640 sf	\$656	2026-04-27
\$585,000	1 / 1ba	667 sf	\$877	2025-07-07
\$548,000	1 / 1ba	640 sf	\$856	2024-06-19
\$410,000	— / 1ba	488 sf	\$840	2024-02-05

Value & Financing

Price Positioning \$895 /sq ft Active listings here average \$895/sf vs \$1088/sf across Mount Pleasant VE. 18% below area average	Mortgage Snapshot \$1,915 /mo Entry price (from) \$399,900 20% down payment \$79,980 Rate / amortization 5.24% · 25 yr <i>Estimate only — not a lending offer. Rate illustrative; confirm with your mortgage advisor.</i>
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YEAR BUILT 1973	LEVELS 3	SUITES 23	CONSTRUCTION Frame - Wood
EXTERIOR Mixed	TITLE TO LAND Freehold Strata	STRATA PLAN VAS63	MANAGEMENT Century 21 Prudential Estates (rmd) Ltd.

Overview

350 East 5th Avenue, Vancouver, BC V5T 1H4 - VAS63. Built in 1973 with 23 units over 3 levels. Located in the Mount Pleasant area of Vancouver East, at crossroads of E 5th Avenue and Brunswick Street. Complex features include shared laundry, parking and storage. Short distance from Guelph Park and Sahalli Park. Just minutes to NEC Native Education College and Nimbus School Recording and Arts. Walk to skytrain, new seawall, Mt Pleasant Community Centre, Main Street shopping, cafes and restaurants.

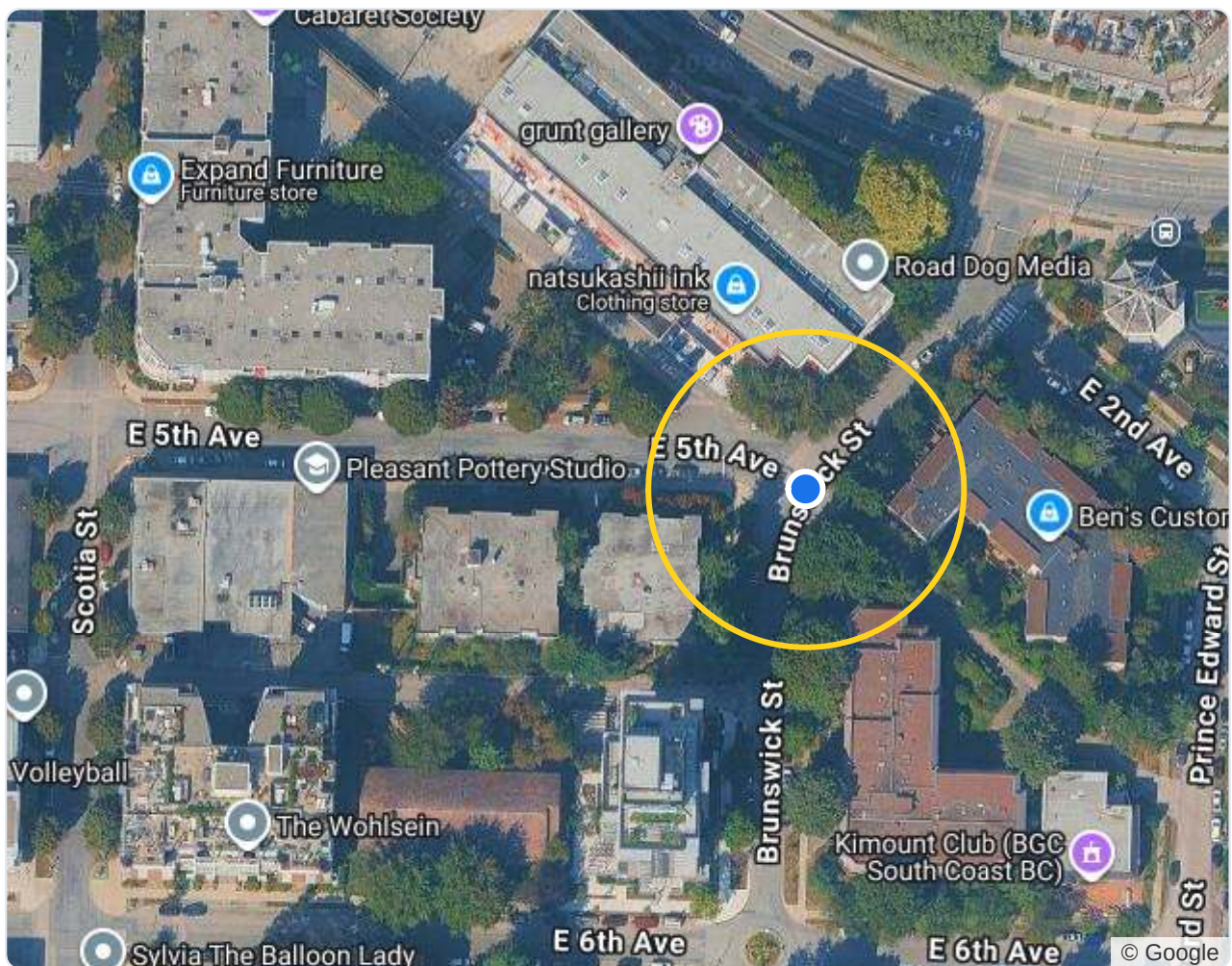
Amenities & Features

- ✓ Shared Laundry

Maintenance Fees Include

- ✓ Caretaker
- ✓ Gardening
- ✓ Hot Water
- ✓ Garbage Pickup
- ✓ Heat

Location





Les Twarog

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