

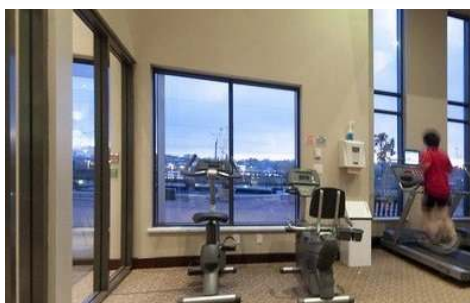
BUILDING BROCHURE

OMA 2

4250 Dawson St. · Burnaby, BC V5C 4B1 · Brentwood Park



Scan to view online



2 FOR SALE
FROM \$686,800

6 SOLD · 12 MO
\$526,000–\$993,500


12-MO SOLD TREND
-31.7

Unit Mix

1 Bedroom 20 units 624 – 723 sf from \$490,000	2 Bedroom 31 units 839 – 1,083 sf from \$670,000	3 Bedroom 7 units 1,133 – 1,160 sf from \$930,000	4 Bedroom 1 unit 1,822 – 1,822 sf from \$1,795,000
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For Sale in Oma 2 & Complex

2 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$725,000	2 / 2	839 sf	\$864	1801 4250 DAWSON STREET
\$686,800	2 / 2	839 sf	\$819	401 4250 DAWSON STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$526,000	1 / 1ba	651 sf	\$808	2026-06-26
\$680,000	2 / 2ba	875 sf	\$777	2026-03-12
\$993,500	3 / 2ba	1157 sf	\$859	2026-03-09
\$542,000	1 / 1ba	650 sf	\$834	2026-02-04

Value & Financing

Price Positioning \$841 /sq ft Active listings here average \$841/sf vs \$947/sf across Brentwood Park. 11% below area average	Mortgage Snapshot \$3,289 /mo Entry price (from) \$686,800 20% down payment \$137,360 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 2008	LEVELS 27	SUITES 146	CONSTRUCTION Concrete
EXTERIOR Concrete	TITLE TO LAND Freehold Strata	STRATA PLAN BCS2906	MANAGEMENT Self Managed

Overview

OMA 2 - 4250 Dawson Street Burnaby, BC V5C 4B1, Strata Plan BCS2906, is located on the corner of Dawson Street and Willingdon Avenue in the growing Brentwood neighbourhood. OMA 2 is made up of 27 floors that offer 147 urban style homes including 18 loft-style townhomes designed with a Manhattan flare. Developed by the award-winning Millenium Group where OMA 2 was completed in 2008 and is professionally managed. OMA 2 is a short walk away from Brentwood Mall Town Centre, Gilmore & Brentwood SkyTrain station and Starbucks. Also central to additional shopping, major grocery stores, restaurants, Lougheed Hwy, Hwy #1 and just 15 minutes away from downtown Vancouver. OMA 2 homes include cozy fireplaces, spacious balconies and patios, stainless steel Whirlpool (or equivalent) appliances that compliment kitchen décor with imported polished granite countertops, full-wrap walnut or zebra wood laminate cabinets and white ceramic tiled backsplash. Elegant bathrooms feature the "Millenium Spa" which is an exquisite ceiling mounted rain shower, white ceramic wall tile and imported polished granite countertops. Overheight 9-foot ceilings are offered in most homes with large windows that allow amazing panoramic views of the North Shore Mountains, Mt. Baker, downtown Vancouver and city life surrounding. Residents have secured storage lockers, underground parking stalls, visitor parking, rooftop gardens, and a lush greenspace courtyard to enjoy - Live in urban style at OMA 2!

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Amenities & Features

- | | |
|--------------------|-------------------|
| ✓ Elevator | ✓ Exercise Centre |
| ✓ Garden | ✓ Pool; Indoor |
| ✓ Sauna/steam Room | |

Maintenance Fees Include

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

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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



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