

BUILDING BROCHURE

# NEWMARK

46150 Bole Ave. · Chilliwack, BC V2P 0B7 · Chilliwack N Yale-Well



Scan to view online



**10** FOR SALE  
FROM \$245,000

**7** SOLD · 12 MO  
\$200,000–\$330,000



## Unit Mix

### 1 Bedroom

38 units  
522 – 704 sf  
from \$200,000

### 2 Bedroom

52 units  
641 – 1,025 sf  
from \$259,999

# For Sale in Newmark & Complex

10 currently active

| ASKING    | BEDS / BATHS | SIZE   | \$/SF | UNIT / ADDRESS         |
|-----------|--------------|--------|-------|------------------------|
| \$359,900 | 2 / 2        | 861 sf | \$418 | 206 9422 VICTOR STREET |
| \$349,900 | 2 / 2        | 990 sf | \$353 | 102 46289 YALE ROAD    |
| \$329,900 | 2 / 2        | 860 sf | \$384 | 307 46289 YALE ROAD    |
| \$329,000 | 2 / 2        | 874 sf | \$376 | 205 46150 BOLE AVENUE  |
| \$299,000 | 2 / 2        | 874 sf | \$342 | 105 46150 BOLE AVENUE  |
| \$298,000 | 2 / 2        | 875 sf | \$341 | 112 46150 BOLE AVENUE  |
| \$289,999 | 2 / 1        | 684 sf | \$424 | 312 46289 YALE ROAD    |
| \$269,995 | 2 / 1        | 662 sf | \$408 | 319 9422 VICTOR STREET |
| \$259,999 | 2 / 1        | 654 sf | \$398 | 218 9422 VICTOR STREET |
| \$245,000 | 1 / 1        | 583 sf | \$420 | 109 46150 BOLE AVENUE  |

## Recently Sold in this Building

| SOLD PRICE | BEDS    | SIZE   | \$/SF | DATE       |
|------------|---------|--------|-------|------------|
| \$305,000  | 2 / 2ba | 893 sf | \$342 | 2026-06-28 |
| \$200,000  | 1 / 1ba | 567 sf | \$353 | 2026-01-28 |
| \$256,500  | 1 / 1ba | 589 sf | \$435 | 2026-01-15 |
| \$256,000  | 1 / 1ba | 567 sf | \$451 | 2025-10-22 |

## Value & Financing

### Price Positioning

**\$386** /sq ft

Active listings here average **\$386/sf** vs **\$408/sf** across Chilliwack N Yale-Well.

5% below area average

### Mortgage Snapshot

**\$1,173** /mo

Entry price (from) **\$245,000**

20% down payment **\$49,000**

Rate / amortization **5.24% · 25 yr**

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

|                           |                    |                      |                                     |
|---------------------------|--------------------|----------------------|-------------------------------------|
| YEAR BUILT<br><b>2008</b> | LEVELS<br><b>4</b> | SUITES<br><b>228</b> | CONSTRUCTION<br><b>Frame - Wood</b> |
|---------------------------|--------------------|----------------------|-------------------------------------|

EXTERIOR  
**Vinyl**

TITLE TO LAND  
**Freehold Strata**

STRATA PLAN  
**BCS2700**

MANAGEMENT  
**Homelife  
Advantage Realty  
Ltd.**

## Overview

New Mark - 46289 Yale Road Chilliwack, BC V2P 0B9, BCS2700 - Located in the quiet neighbourhood of E Young-Yale in Chilliwack on Yale Road and Victor Street. This is a prime location that is close to transit, shopping, restaurants, Tim Hortons, supermarkets, Chilliwack Middle and Secondary schools, University College of the Fraser Valley, Chilliwack General Hospital, Chilliwack Airport, recreation, parks and more. Direct access to major transportation routes including the Trans-Canada Highway allows an easy commute to surrounding destinations. New Mark is a low-rise building with four levels and 228 suites built in 2008 that are professionally managed. Most units feature one or two bedrooms, in-suite laundry, large windows to brighten living spaces, extra storage, large covered balconies and gorgeous mountain views. Building features including a welcoming lobby, elevators, extra storage lockers, secured mailboxes, secured underground parking, visitor parking, a lovely courtyard with manicured gardens, playground amenities for the kids, wheelchair access, common walkways with seating areas and landscaped grounds. This is a multiple address complex that includes 46289 Yale Road, 9422 Victor Street and 46150 Bole Avenue. New Mark offers luxury condo living suited for the whole family - Be apart of this great neighbourhood today!

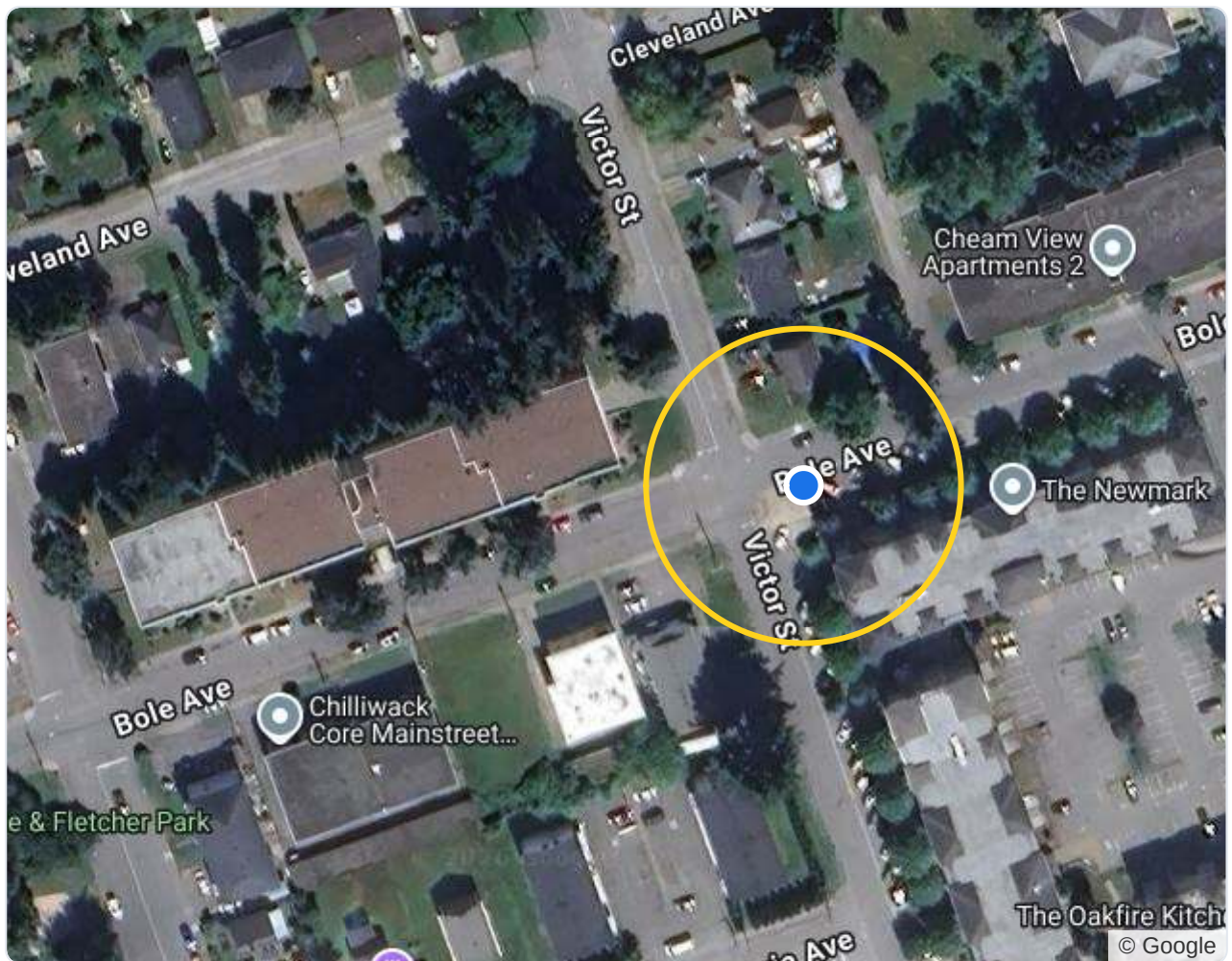
## Amenities & Features

- ✓ Elevator
- ✓ In Suite Laundry

## Maintenance Fees Include

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

## Location



**Les Twarog**

RE/MAX Crest Realty · BC Condos & Homes Team

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



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