

BUILDING BROCHURE

PARK HOUSE - 488 58TH BUILDING

488 58th Ave. · Vancouver, BC V5X 1V5 · South Cambie



Scan to view online



4 FOR SALE
FROM \$988,800

1 SOLD · 12 MO
\$1,200,000–\$1,200,000



Unit Mix

1 Bedroom
5 units
661 – 753 sf
from \$765,000

2 Bedroom
5 units
874 – 1,101 sf
from \$988,800

3 Bedroom
3 units
1,165 – 1,170 sf
from \$1,200,000

For Sale in Park House - 488 58th Building & Complex

4 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$1,249,000	3 / 2	1165 sf	\$1,072	302 488 W 58TH AVENUE
\$1,028,000	2 / 2	875 sf	\$1,175	209 488 W 58TH AVENUE
\$999,900	2 / 2	874 sf	\$1,144	305 488 W 58TH AVENUE
\$988,800	2 / 2	874 sf	\$1,131	205 488 W 58TH AVENUE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$1,200,000	3 / 2ba	1170 sf	\$1,026	2026-04-01
\$765,000	1 / 1ba	708 sf	\$1,081	2025-04-03
\$1,154,000	2 / 2ba	875 sf	\$1,319	2024-07-01
\$780,000	1 / 1ba	661 sf	\$1,180	2024-05-07

Value & Financing

Price Positioning

\$1131 /sq ft

Active listings here average **\$1131/sf** vs **\$1130/sf** across South Cambie.

In line with the area

Mortgage Snapshot

\$4,736 /mo

Entry price (from) **\$988,800**

20% down payment **\$197,760**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 2021	LEVELS 1	SUITES 43	CONSTRUCTION Concrete
EXTERIOR Concrete	TITLE TO LAND Freehold Strata	STRATA PLAN EPS7550	

Overview

Welcome to Park House. Park House is a 43-home strata residence located at 488 58Th Avenue in Vancouver, in the South Cambie neighbourhood. Completed in 2021, it is registered under Strata Plan EPS7550 and held as Freehold Strata. It sits near the intersection of 58th Avenue & West 59th Avenue.

Residents enjoy an array of amenities including air cond./central, club house, elevator and in-suite laundry, garage underground parking and heat pump heating.

Set in South Cambie, Vancouver, Park House offers a convenient, connected lifestyle. Explore floor plans, prices, availability, MLS listings and full building details on BCCondos.net.

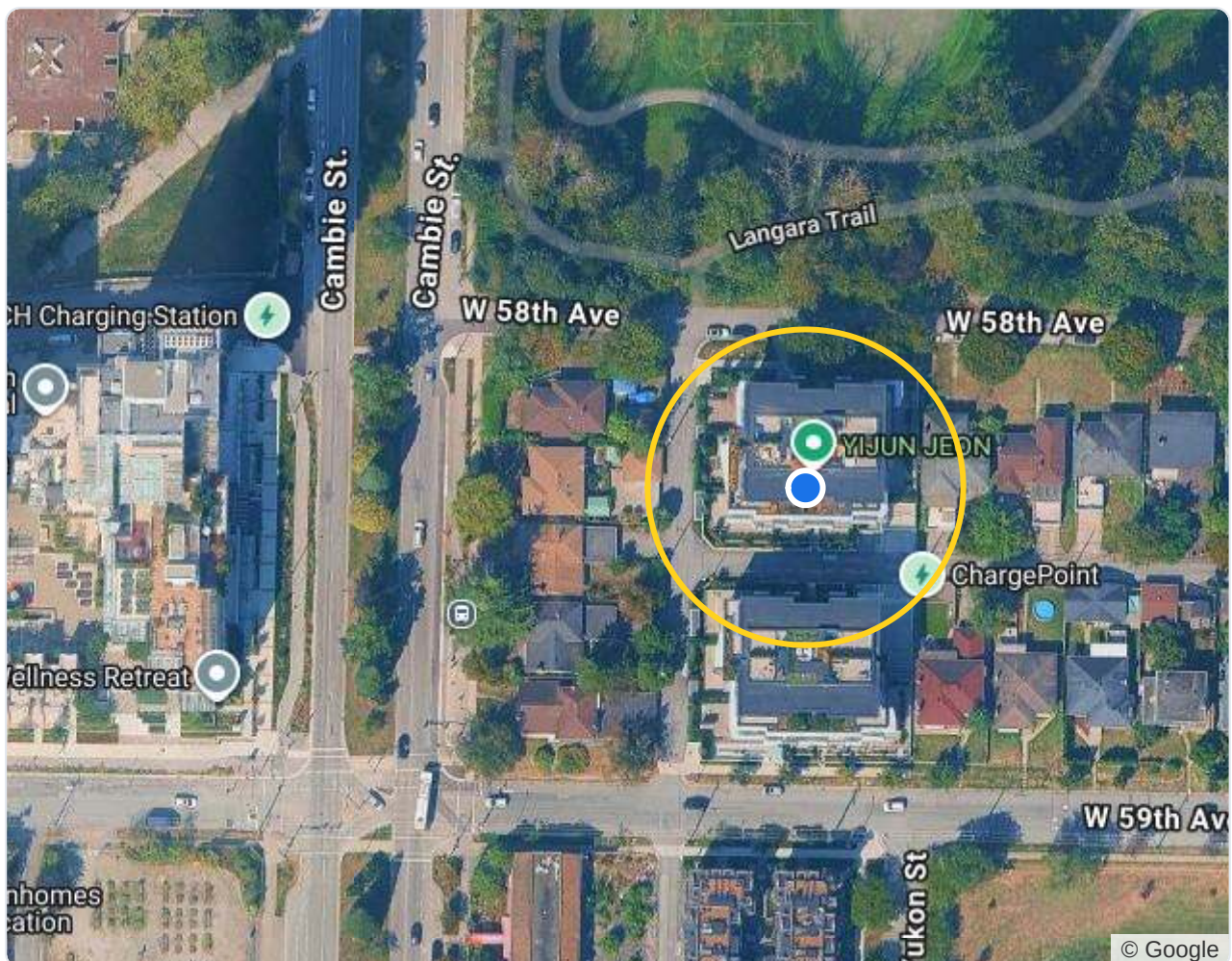
Amenities & Features

- ✓ Air Cond./central
- ✓ Elevator
- ✓ Club House
- ✓ In Suite Laundry

Maintenance Fees Include

- ✓ Caretaker
- ✓ Hot Water
- ✓ Snow Removal
- ✓ Gas
- ✓ Management

Location



Neighbourhood & Walkability — South Cambie

South Cambie is a neighbourhood in the city of Vancouver, British Columbia, Canada, that is generally considered one of the smallest neighbourhoods in the city, both in size and in population. It is wedged between one of the city's largest parks and the upscale neighbourhood of Shaughnessy, and is known for a large cluster of medical facilities. (Source: Wikipedia) It is sandwiched between Queen Elizabeth Park and Shaughnessy heights. This area is known for its abundance of m...

Full Walk Score® at [walkscore.com](https://www.walkscore.com).



Les Twarog

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