

BUILDING BROCHURE

RED MAPLE PLACE

5377 201A St. · Langley, BC V3A 1S7 · Langley City



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1 FOR SALE
FROM \$455,000

1 SOLD · 12 MO
\$472,500-\$472,500

12-MO SOLD TREND
-11.7

Unit Mix

2 Bedroom

12 units
1,122 – 1,248 sf
from \$455,000

For Sale in Red Maple Place & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$455,000	2 / 2	1248 sf	\$365	205 5377 201A STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$472,500	2 / 2ba	1242 sf	\$380	2025-10-09
\$545,000	2 / 2ba	1168 sf	\$467	2025-05-26
\$565,000	2 / 2ba	1137 sf	\$497	2023-06-12
\$539,000	2 / 2ba	1187 sf	\$454	2023-05-29

Value & Financing

Price Positioning

\$365 /sq ft

Active listings here average **\$365/sf** vs **\$580/sf** across Langley City.

37% below area average

Mortgage Snapshot

\$2,179 /mo

Entry price (from) **\$455,000**

20% down payment **\$91,000**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 1992	LEVELS 3	SUITES 31	CONSTRUCTION Frame - Wood
EXTERIOR Vinyl	TITLE TO LAND Freehold Strata	STRATA PLAN LMS226	MANAGEMENT Nai Goddard & Smith

Overview

Red Maple Place - 5377 201A Street Langley, BC V3A 1S7, LMS266 - Located in the heart of Langley City on 201A Street and 53A Avenue. Red Maple Place offers 31 homes built in 1992 that are professionally managed. This is a central location close to bus stops, IGA, Valley Centre, restaurants, shops, trails, Cascades Casino, HD Stafford Secondary, Simmonds Elementary, Kwantlen Polytechnic University, community centre, parks, recreation and much more! Direct access to major transportation routes, allows an easy commute to surrounding destinations. Homes features spacious living areas, in-suite laundry, cozy fireplaces, plenty of windows to brighten your home, a large balcony with beautiful mountain views from most units and some offer two storeys. Red Maple Place is a well maintained building with recent updates including a new roof in 2008. Other features of this building include wheelchair access, an elevator, a recreation centre, a hobby room, visitor parking, bike storage and secured parking. This is a private and adult setting with condo living at its finest in a convenient location - Live at Red Maple Place!

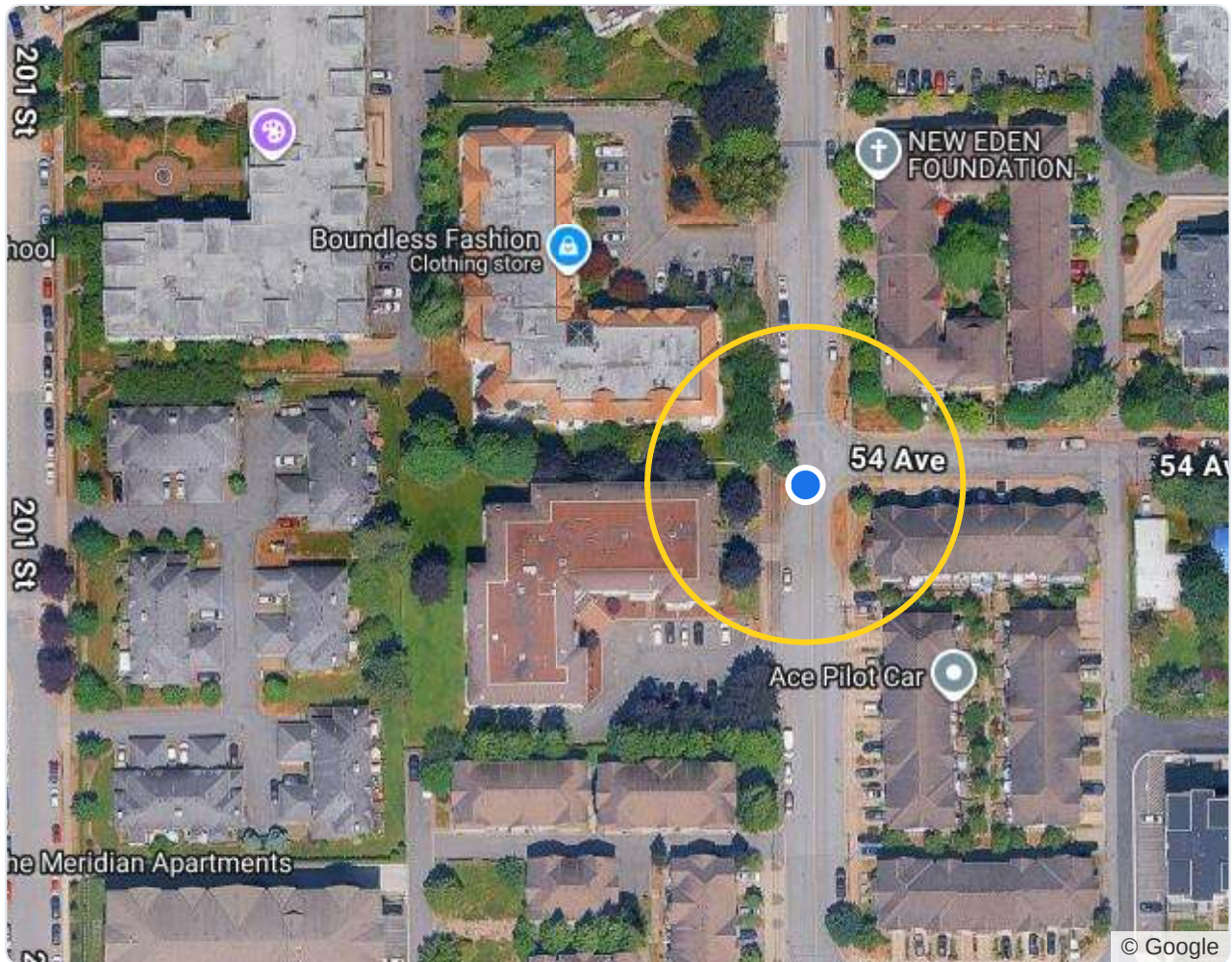
Amenities & Features

- | | |
|---------------------|--------------------|
| ✓ Elevator | ✓ In Suite Laundry |
| ✓ Recreation Center | |

Maintenance Fees Include

- | | |
|-----------------------|----------------|
| ✓ Garbage Pickup | ✓ Gardening |
| ✓ Gas | ✓ Management |
| ✓ Recreation Facility | ✓ Snow Removal |

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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



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