

BUILDING BROCHURE

THE AUDLEY

5415 Brydon Cres. · Langley, BC V3A 0N4 · Langley City



Scan to view online



1 FOR SALE
FROM \$649,900

5 SOLD · 12 MO
\$499,000–\$585,000


12-MO SOLD TREND
-20.1

Unit Mix

1 Bedroom
2 units
576 – 578 sf
from \$440,000

2 Bedroom
53 units
718 – 1,226 sf
from \$470,000

3 Bedroom
9 units
953 – 1,226 sf
from \$620,000

For Sale in The Audley & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$649,900	3 / 2	978 sf	\$665	109 5415 BRYDON CRESCENT

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$499,000	2 / 2ba	853 sf	\$585	2026-06-07
\$508,000	2 / 2ba	891 sf	\$570	2026-05-19
\$540,000	2 / 2ba	977 sf	\$553	2026-01-27
\$514,000	2 / 2ba	815 sf	\$631	2025-11-05

Value & Financing

Price Positioning

\$665 /sq ft

Active listings here average **\$665/sf** vs **\$1182/sf** across Langley City.

44% below area average

Mortgage Snapshot

\$3,113 /mo

Entry price (from)	\$649,900
20% down payment	\$129,980
Rate / amortization	5.24% · 25 yr

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

YEAR BUILT 2021	LEVELS 4	SUITES 127	CONSTRUCTION Concrete
EXTERIOR Cement Fibre Siding	TITLE TO LAND Freehold Strata	STRATA PLAN EPS7150	DEVELOPER Oaken Developments
ARCHITECT Points West Architecture			

Overview

The Audley - 5415 Brydon Crescent, Langley, BC V3A 0N4, Canada. Crossroads are Brydon Crescent, 199A Street and 200th Street located in Langley. The Audley has a total of 127 units and has 4 stories. Sizes range from 778 to 1228 square feet. The Audley is a new condo developed by Oaken Developments.

An elegant West Coast Modern design backing on to its own piece of greenbelt living. A lush ravine and a peaceful creek are mere steps from your modern home. Rest and unwind, or take a relaxing walk through nature.

Nearby Schools are Nicomekl Elementary School, Douglas Park Community School, H.D. Stafford Middle School, The Hair Art Academy Ltd., Global Montessori School, Simonds Elementary School, Fraser Valley School, Blacklock fine Arts Elementary School, Langley Meadows Community School and Langley Secondary School. Supermarkets and grocery stores nearby are IGA, Save-On-Foods, Real Canadian Superstore, Michael's No Frills, Crosstown Food Market, Safeway Willowbrook, Am Market, Safeway Langley Fraser Crossing and Buy-Low Foods. Nearby parks include Brydon Park, Sendall Gardens and Portage Park.

Amenities & Features

- | | |
|-------------------|------------|
| ✓ Bike Room | ✓ Elevator |
| ✓ Exercise Centre | ✓ Garden |

Maintenance Fees Include

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

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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Book a Viewing
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