

BUILDING BROCHURE

C2C LOFTS

549 EAST Columbia St. · New Westminster, BC V3L 1B2 · Downtown NW



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1 FOR SALE
FROM \$849,900



Unit Mix

1 Bedroom

15 units
736 – 1,207 sf
from \$550,000

2 Bedroom

8 units
898 – 1,366 sf
from \$710,000

For Sale in C2c Lofts & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$849,900	1 / 2	1207 sf	\$704	404 549 COLUMBIA STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$965,000	2 / 2ba	1351 sf	\$714	2025-08-18
\$599,000	1 / 1ba	910 sf	\$658	2025-07-28
\$794,000	2 / 2ba	1183 sf	\$671	2025-02-09
\$555,000	1 / 1ba	741 sf	\$749	2024-09-05

Value & Financing

Price Positioning

\$704 /sq ft

Active listings here average **\$704/sf** vs **\$672/sf** across Downtown NW.

5% above area average

Mortgage Snapshot

\$4,070 /mo

Entry price (from)	\$849,900
20% down payment	\$169,980
Rate / amortization	5.24% · 25 yr

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

YEAR BUILT 2002	LEVELS 5	SUITES 45	CONSTRUCTION Concrete
EXTERIOR Concrete	TITLE TO LAND Freehold Strata	STRATA PLAN LMS4605	MANAGEMENT Sandra Idema

Overview

C2C Lofts - 549 East Columbia Street New Westminster, BC V3L 1B2, LMS4605 - Located in downtown New Westminister on the corner of East Columbia Street and 6th Street. This is a convenient area that is minutes away from transit, restaurants, coffee shops, recreation, parks, schools at all levels including Douglas College, Royal City Shopping centre, medical services and more! Direct access to major highways allows an easy commute to surround destinations including Surrey, Richmond and downtown Vancouver. C2C Lofts is a unique building that was initially was built as a federal building where a post office existed in 1958. In 2002, it was converted to accommodate 45 loft style condos and a police station that is located on the first two floors. This

building has heritage style architecture and solid earthquake resistance shock absorbers that are exposed in some units. Most homes feature vaulted ceilings, open concept floor plans, storage rooms, rooftop decks for penthouse units, hardwood floors, plenty of windows, sliding barn door style, metal joists, insuite laundry, cozy gas fireplaces and views of the Fraser River. This is a well maintained building that is professionally managed by Bayside 604-432-7774. C2C is quality built with concrete and steel construction. Building features include one elevator, wheelchair access, secured underground parking and visitor parking. C2C offers spacious loft style condos that are rare to find - Live here today!

Amenities & Features

- ✓ Elevator
- ✓ In Suite Laundry

Maintenance Fees Include

- ✓ Garbage Pickup
- ✓ Gas
- ✓ Hot Water
- ✓ Management

Location





Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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