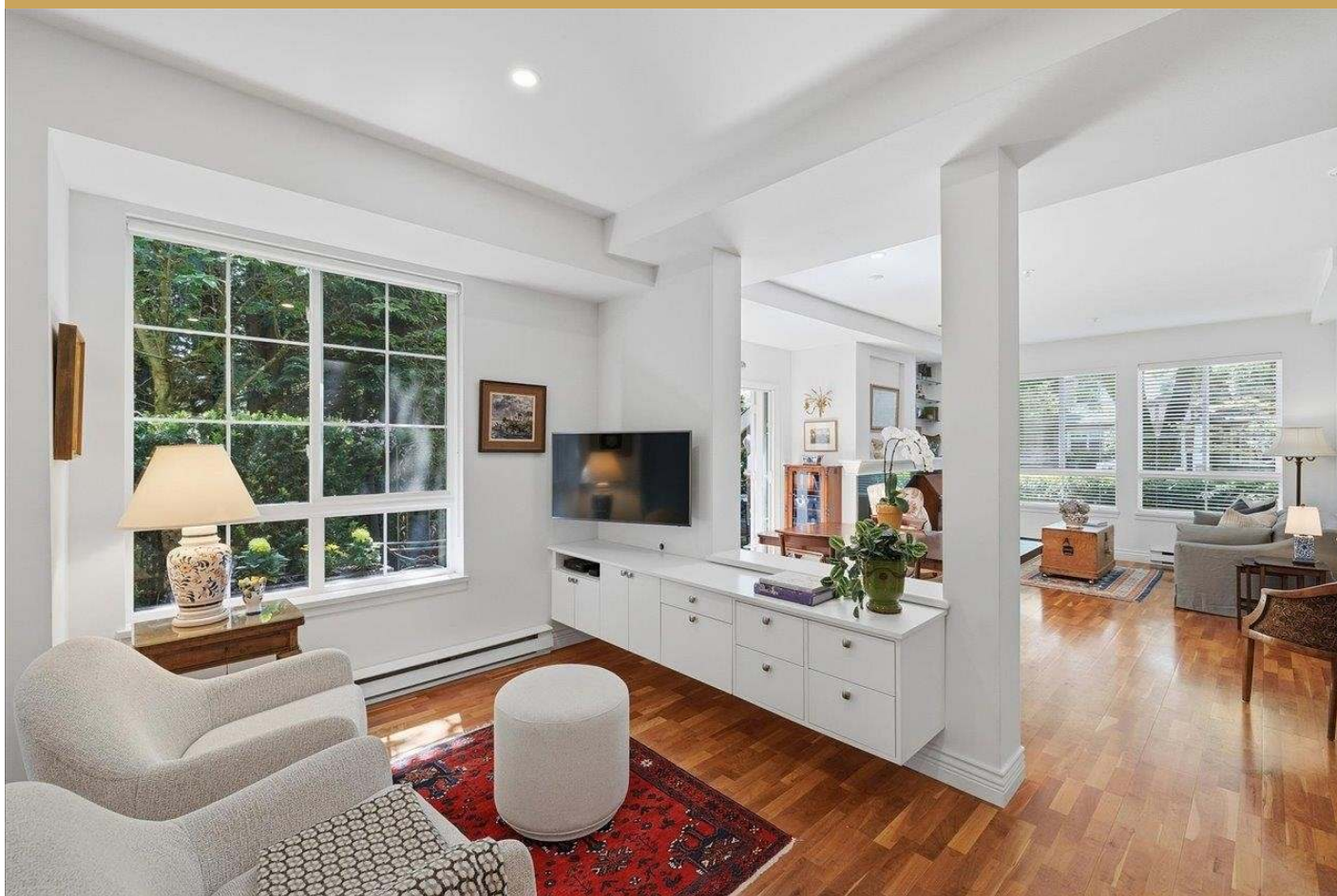


THE PEMBERLEY

5605 Hampton Pl. · Vancouver, BC V6T 2H2 · University



Scan to view online



3 FOR SALE
FROM \$674,999

2 SOLD · 12 MO
\$635,000–\$830,000



Unit Mix

1 Bedroom
13 units
631 – 738 sf
from \$540,000

2 Bedroom
19 units
723 – 1,538 sf
from \$675,000

For Sale in The Pemberley & Complex

3 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$1,698,000	2 / 3	1538 sf	\$1,104	13 5605 HAMPTON PLACE
\$1,598,000	2 / 3	1538 sf	\$1,039	13 5605 HAMPTON PLACE
\$674,999	1 / 1	722 sf	\$935	404 5605 HAMPTON PLACE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$830,000	2 / 2ba	910 sf	\$912	2026-05-29
\$635,000	1 / 1ba	639 sf	\$994	2026-03-02
\$850,000	2 / 2ba	848 sf	\$1,002	2025-08-25
\$925,000	2 / 2ba	953 sf	\$971	2025-05-17

Value & Financing

Price Positioning

\$1026 /sq ft

Active listings here average **\$1026/sf** vs **\$1477/sf** across University.

31% below area average

Mortgage Snapshot

\$3,233 /mo

Entry price (from) **\$674,999**

20% down payment **\$135,000**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 1997	LEVELS 4	SUITES 72	CONSTRUCTION Frame - Wood
EXTERIOR Wood	TITLE TO LAND Leasehold Prepaid-strata		STRATA PLAN LMS2846

Overview

[View the interactive map of UBC](#)

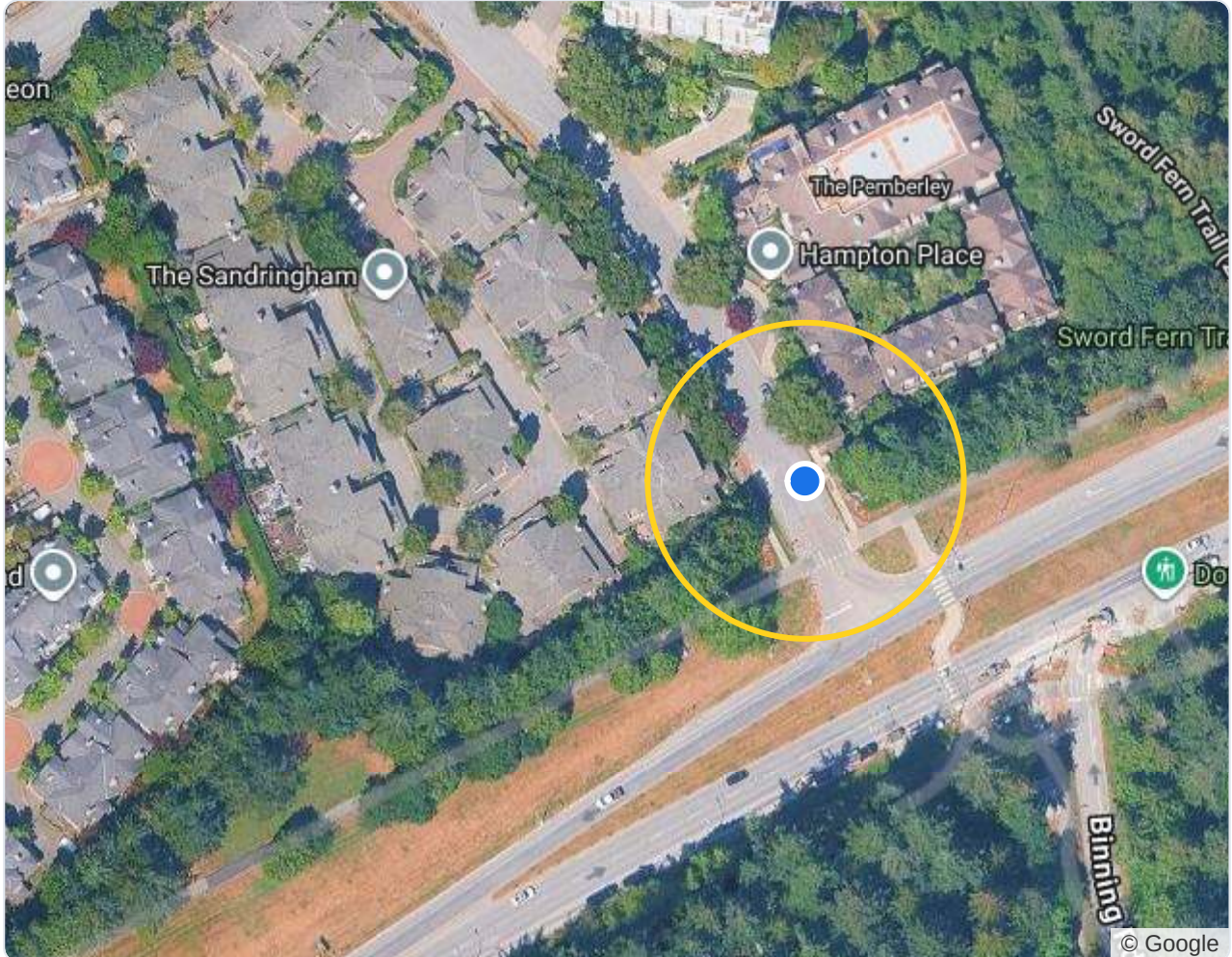
Amenities & Features

✓ None

Maintenance Fees Include

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

Location



Neighbourhood & Walkability — University

In 1907, the government of British Columbia passed an Endowment Land Act, which gave the Lieutenant Governor the power to set aside land that could be sold to fund a provincial university. In 1910, a site commission recommended that UBC be build at the tip of Point Grey, and years later, in 1920, roughly 3,000 acres of land on the Point Grey peninsula was set aside to turn the dream of a provincial university into a reality with the creation of The University of British Colum...

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



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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