

BUILDING BROCHURE

# LINCOLN PLACE

5818 Lincoln St. · Vancouver, BC V5R 4P7 · Killarney VE



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**1** FOR SALE  
FROM \$499,000

12-MO SOLD TREND  
-17.7

# Unit Mix

### 1 Bedroom

6 units  
630 – 650 sf  
**from \$403,000**

### 2 Bedroom

2 units  
947 – 948 sf  
**from \$588,500**

## For Sale in Lincoln Place & Complex

1 currently active

| ASKING           | BEDS / BATHS | SIZE   | \$/SF | UNIT / ADDRESS          |
|------------------|--------------|--------|-------|-------------------------|
| <b>\$499,000</b> | 1 / 1        | 630 sf | \$792 | 302 5818 LINCOLN STREET |

## Recently Sold in this Building

| SOLD PRICE       | BEDS    | SIZE   | \$/SF | DATE       |
|------------------|---------|--------|-------|------------|
| <b>\$484,500</b> | 1 / 1ba | 644 sf | \$752 | 2024-11-02 |
| <b>\$489,000</b> | 1 / 1ba | 635 sf | \$770 | 2024-09-01 |
| <b>\$499,900</b> | 1 / 1ba | 650 sf | \$769 | 2024-04-10 |
| <b>\$448,000</b> | 1 / 1ba | 630 sf | \$711 | 2022-02-08 |

## Value & Financing

### Price Positioning

**\$792** /sq ft

Active listings here average **\$792/sf** vs **\$928/sf** across Killarney VE.

**15% below area average**

### Mortgage Snapshot

**\$2,390** /mo

Entry price (from) **\$499,000**

20% down payment **\$99,800**

Rate / amortization **5.24% · 25 yr**

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

|                           |                                         |                               |                                                |
|---------------------------|-----------------------------------------|-------------------------------|------------------------------------------------|
| YEAR BUILT<br><b>1997</b> | LEVELS<br><b>4</b>                      | SUITES<br><b>51</b>           | CONSTRUCTION<br><b>Frame - Wood</b>            |
| EXTERIOR<br><b>Brick</b>  | TITLE TO LAND<br><b>Freehold Strata</b> | STRATA PLAN<br><b>LMS2866</b> | MANAGEMENT<br><b>Atira Property Management</b> |

## Overview

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Lincoln Gate - 5818 Lincoln Street, Vancouver, BC V5R 4P7, LMS2866 - located in Killarney area of East Vancouver, at the crossroads Lincoln Street and Kingsway. The Lincoln Gate is close to London Drugs, Hyun Dae Supermarket, Tiny Bubbles Pre-school, Collingwood Park, BM Chan International Cosmetology College, Gaston Park, Melbourne Park, Aberdeen Park with its playground, Sir Guy Carleton Community Elementary, Weir Elementary, Killarney Park, Killarney Rink, Killarney Secondary School, Central Park with its Pitch and Putt. The bus stops at the door. Joyce Skytrain Station is a walking distance away. This complex has an easy access to Trans-Canada Hwy1 through Boundary Road. The Lincoln Gate was built in 1997 with a frame-wood construction. This four-level building consists of 44 residential units and 7 commercial units. The features are wheelchair access, a garden, a bike room, in-suite laundry, an elevator, a storage and an underground parking. Most homes offer spacious rooms, laminate floors, a gas fireplace and a sun deck.

## Amenities & Features

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- |             |                    |
|-------------|--------------------|
| ✓ Bike Room | ✓ Elevator         |
| ✓ Garden    | ✓ In Suite Laundry |
| ✓ Storage   |                    |

## Maintenance Fees Include

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- |              |                  |
|--------------|------------------|
| ✓ Caretaker  | ✓ Garbage Pickup |
| ✓ Gardening  | ✓ Gas            |
| ✓ Management |                  |

## Location



**Les Twarog**

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