

BUILDING BROCHURE

BAKERVUE TERRACE - 6238 192ND BUILDING

6238 192nd St. · Surrey, BC V3S 0S2 · Cloverdale BC



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2 FOR SALE
FROM \$688,888

1 SOLD · 12 MO
\$730,000-\$730,000



Unit Mix

3 Bedroom

8 units
1,205 – 1,571 sf
from \$688,888

4 Bedroom

11 units
1,511 – 1,774 sf
from \$602,000

For Sale in Bakerview Terrace - 6238 192nd Building & Complex

2 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$749,900	4 / 3	1738 sf	\$431	4 6238 192 STREET
\$688,888	3 / 3	1205 sf	\$572	22 6238 192 STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$730,000	4 / 3ba	1743 sf	\$419	2026-05-02
\$799,900	3 / 3ba	1375 sf	\$582	2025-06-27
\$830,000	3 / 3ba	1338 sf	\$620	2025-03-22
\$865,000	4 / 3ba	1765 sf	\$490	2024-09-10

Value & Financing

Price Positioning

\$502 /sq ft

Active listings here average **\$502/sf** vs **\$560/sf** across Cloverdale BC.

10% below area average

Mortgage Snapshot

\$3,299 /mo

Entry price (from)	\$688,888
20% down payment	\$137,778
Rate / amortization	5.24% · 25 yr

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

YEAR BUILT 2007	LEVELS 3	SUITES 29	CONSTRUCTION Frame - Wood
EXTERIOR Vinyl	TITLE TO LAND Freehold Strata	STRATA PLAN BCS2564	

Overview

Bakerview Terrace 6238 192 St, Surrey, BC V3S, Canada BCS2564. Bakerview Terrace is located on 192nd Street and 64th Avenue in a convenient neighbourhood of Surrey. Built in 2007, Bakerview Terrace offers 29 homes that are well maintained and professionally managed by Century 21 Showcase: 604-576-2424. This is a prime location just minutes away from Boston Pizza, The Vanilla Room, and Willowbrook Shopping Centre. Transit and major routes are close by and within walking distance. Bakerview Terrace has a club house and allows rentals and two pets with restrictions.

Amenities & Features

- ✓ Club House
- ✓ In Suite Laundry

Maintenance Fees Include

- ✓ Gardening
- ✓ Management
- ✓ Recreation Facility

Location



Les Twarog

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