

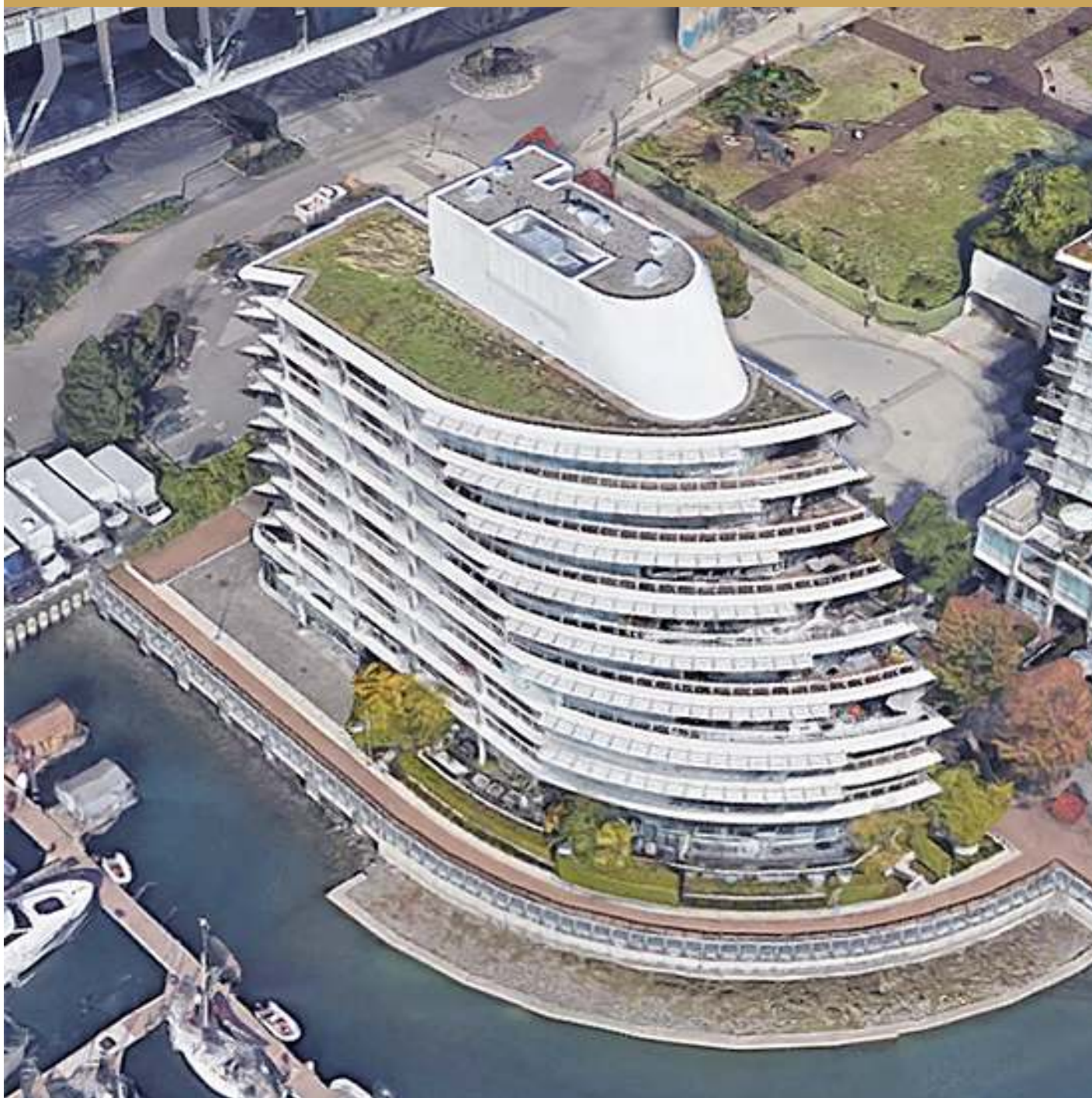
BUILDING BROCHURE

SILVER SEA

628 Kinghorne Mews · Vancouver, BC V6Z 3H6 · Yaletown



Scan to view online



1 FOR SALE
FROM \$2,489,000

4 SOLD · 12 MO
\$1,390,000–\$3,725,000



Unit Mix

2 Bedroom

10 units
1,012 – 1,938 sf
from \$1,390,000

3 Bedroom

4 units
1,505 – 2,266 sf
from \$2,780,000

For Sale in Silver Sea & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$2,489,000	2 / 2	1372 sf	\$1,814	802 628 KINGHORNE MEWS

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$1,390,000	2 / 2ba	1015 sf	\$1,369	2026-08-14
\$3,400,000	3 / 3ba	1778 sf	\$1,912	2026-06-06
\$3,725,000	2 / 3ba	1938 sf	\$1,922	2026-04-09
\$2,960,000	2 / 3ba	1839 sf	\$1,610	2025-09-11

Value & Financing

Price Positioning

\$1814 /sq ft

Active listings here average **\$1814/sf** vs **\$1191/sf** across Yaletown.

52% above area average

Mortgage Snapshot

\$11,920 /mo

Entry price (from) **\$2,489,000**

20% down payment **\$497,800**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT
2006

LEVELS
10

SUITES
31

CONSTRUCTION
Concrete

EXTERIOR Mixed	TITLE TO LAND Freehold Strata	STRATA PLAN BCS2128	DEVELOPER Concord Pacific
ARCHITECT Busby Perkins + Will		MANAGEMENT Rancho Management Services (b.c.) Ltd.	

Overview

Silver Sea - 628 Kinghorne Mews, Vancouver, BC V6Z 3H6, Strata Plan No. BCS2128, 10 Storeys, 31 Units, Built 2007. At the corner of Kinghorne Mews and Granville Street, Silver Sea is a boutique 10-storey residence designed by the famed Concord Pacific with proximity to the water's edge in Vancouver's vibrant Beach Crescent neighborhood.

Inspired by open-ocean luxury cruising, the award-winning architect Busby Perkins + Will created a curving facade, married with West Coast character. Inside, these 1, 2 & 3 bedroom waterfront residences range from 1,025 to 2,280 sq.ft. and feature cozy gas fireplace, 9' ceiling, expansive windows, sleek stainless steel appliances, granite slab backsplash and countertops with oversized bar counter, custom-crafted cabinetry, and marble bathrooms. Large balconies invite outdoor entertaining, and most units offer panoramic views of False Creek.

Residents of Silver Sea can come together at CLUB OASIS - complete with 80 Foot Indoor Pool and Whirlpool, changing rooms, steam room, massage and spa room, theatre, meeting room, reception lobby and lounge, multi-purpose room with catering kitchen, and full time concierge .

At Silver Sea, seaside paths lead to marina, George Wainborn Park, high-end designer shops and salons, and all kinds of restaurants at Beach Crescent. Also, quick walk to Yaletown-Roundhouse Sky Train Station, False Creek Ferries, and Roundhouse Community Center, and casual stroll to English Bay, downtown, Robson Square, and St. Paul's Hospital.

Amenities & Features

- | | |
|--------------------|---------------------|
| ✓ Exercise Centre | ✓ Pool; Indoor |
| ✓ Sauna/steam Room | ✓ Swirlpool/hot Tub |

Maintenance Fees Include

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

Location



Neighbourhood & Walkability — Yaletown

Located on the southern edge of Downtown Vancouver, Yaletown is a vibrant mix of food and shopping locations set on historic brick walkways. With a mix of cafés, restaurants, fashion boutiques, and hair salons, Yaletown is one of Vancouver's most diverse market neighbourhoods. Skyscrapers surround the historic warehouse district, creating homes for many Vancouverites. Yaletown is one of the most densely populated areas in the city, cultivating creative businesses which enjoy ...

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



Les Twarog

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