

BUILDING BROCHURE

JADE COLLECTION AT 2 RIVER GREEN

6688 Pearson Way · Richmond, BC V7C 0E5 · Brighthouse



Scan to view online



14 FOR SALE
FROM \$585,900

13 SOLD · 12 MO
\$765,000–\$1,430,000



Unit Mix

1 Bedroom 26 units 546 – 745 sf from \$585,900	2 Bedroom 45 units 975 – 1,422 sf from \$928,000	3 Bedroom 21 units 1,292 – 1,958 sf from \$1,200,000	4 Bedroom 2 units 2,820 – 3,098 sf from \$4,488,000
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For Sale in Jade Collection at 2 River Green & Complex

14 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$4,680,000	4 / 5	3098 sf	\$1,511	1205 6622 PEARSON WAY
\$4,488,000	4 / 5	2820 sf	\$1,591	1205 6688 PEARSON WAY
\$1,988,000	3 / 3	1713 sf	\$1,161	103 6688 PEARSON WAY
\$1,466,000	2 / 3	1280 sf	\$1,145	305 6688 PEARSON WAY
\$1,398,000	3 / 2	1297 sf	\$1,078	709 6622 PEARSON WAY
\$1,319,800	2 / 3	1420 sf	\$929	108 6622 PEARSON WAY
\$1,198,000	2 / 2	1020 sf	\$1,175	706 6688 PEARSON WAY
\$1,190,000	2 / 2	1040 sf	\$1,144	604 6622 PEARSON WAY
\$799,000	1 / 1	692 sf	\$1,155	1003 6622 PEARSON WAY
\$788,000	1 / 1	692 sf	\$1,139	702 6622 PEARSON WAY

...and 4 more — see all 14 at bccondos.net/6688-pearson-way

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$1,300,000	3 / 3ba	1310 sf	\$992	2026-07-11
\$928,000	2 / 2ba	980 sf	\$947	2026-05-31
\$956,000	2 / 2ba	975 sf	\$981	2026-04-18
\$1,430,000	3 / 3ba	1370 sf	\$1,044	2026-03-19

Value & Financing

Price Positioning

\$1152 /sq ft

Active listings here average **\$1152/sf** vs **\$1182/sf** across Brighthouse.

3% below area average

Mortgage Snapshot

\$2,806 /mo

Entry price (from) **\$585,900**

20% down payment **\$117,180**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 2021	LEVELS 13	SUITES 287	CONSTRUCTION Concrete
EXTERIOR Mixed	TITLE TO LAND Freehold Strata	STRATA PLAN EPS6984	DEVELOPER Aspac Development Ltd.
ARCHITECT Ibi Group And James Km Cheng Architects Inc.			

Overview

Jade Collection at 2 River Green - 6688 Pearson Way, Richmond, BC V7C 0E5, Canada. Crossroads are Pearson Way and River Road located in the waterfront community of Richmond with South Garden view. Jade Collection at 2 River Green has a total of 287 units. 13-storey. Completed 2021. Sizes range from 1420 to 2820 square feet. Developed by ASPAC. Architect IBI Group and James KM Cheng Architects Inc.

A collection of exclusive homes in a world-class location offering views, location, and luxury amenities speaks elegantly to a status- and lifestyle-driven audience. High-design. The prestigious waterfront location embraces stunning panoramic vistas of the Gulf Islands, North Shore Mountains and the Vancouver skyline. Just steps away from Olympic Oval, T&T Supermarket and Restaurants.

Amenities & Features

- ✓ Air Cond./central
- ✓ Garden
- ✓ Pool; Indoor
- ✓ Exercise Centre
- ✓ In Suite Laundry

Maintenance Fees Include

- ✓ Caretaker
- ✓ Gardening
- ✓ Management
- ✓ Sewer
- ✓ Garbage Pickup
- ✓ Gas
- ✓ Rv Parking
- ✓ Snow Removal

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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Book a Viewing
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