

BUILDING BROCHURE

YORKSON CREEK SOUTH

8068 207th St. · Langley, BC V2Y 0M9 · Willoughby Heights



Scan to view online



4 FOR SALE
FROM \$799,900

4 SOLD · 12 MO
\$775,000–\$820,000



Unit Mix

3 Bedroom

31 units
1,599 – 2,163 sf
from \$610,000

4 Bedroom

24 units
1,690 – 2,218 sf
from \$615,000

For Sale in Yorkson Creek South & Complex

4 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$899,900	3 / 4	1719 sf	\$524	10 8068 207 STREET
\$868,000	4 / 3	1731 sf	\$501	43 8068 207 STREET
\$823,000	4 / 4	1766 sf	\$466	63 8068 207 STREET
\$799,900	4 / 4	1705 sf	\$469	44 8068 207 STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$817,000	4 / 4ba	1855 sf	\$440	2026-05-20
\$775,000	4 / 3ba	1775 sf	\$437	2025-12-18
\$820,000	4 / 4ba	1769 sf	\$464	2025-11-08
\$795,000	4 / 4ba	1690 sf	\$470	2025-10-27

Value & Financing

Price Positioning

\$490 /sq ft

Active listings here average **\$490/sf** vs **\$652/sf** across Willoughby Heights.

25% below area average

Mortgage Snapshot

\$3,831 /mo

Entry price (from) **\$799,900**

20% down payment **\$159,980**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 2014	LEVELS 3	SUITES 126	CONSTRUCTION Frame - Wood
EXTERIOR Brick	TITLE TO LAND Freehold Strata	STRATA PLAN EPS1944	

Overview

Yorkson Creek South - 8068 207th Street, Langley Township, BC V2Y 0M9, Canada. Strata Plan EPS1944. Crossroads are 207th Street and 80th Avenue located in Langley Township. Yorkson Creek South has 3 storeys with 126 units in strata and in the development. Completed 2014. Maintenance fees include garbage pickup, gardening, management and snow removal.

Nearby Schools are Willoughby Elementary School, Willoughby Heritage School, Music Schools International Langley, Yorkson Creek Middle School, Lynn Frippe Elementary School, R.E. Mountain Secondary School, Alex Hope Elementary & Park and Richard Bulpitt Elementary School. Supermarkets and grocery stores nearby are IGA, Misha Candy Store, Lee's Market, Fruiticana, Hakam's Your Independent Grocer, Walnut Grove Food Market, Meridian Meats & Seafood, Metal Supermarkets Langley and Save-On-Foods. Nearby parks include Dorothy Peacock Park and McClughan Park.

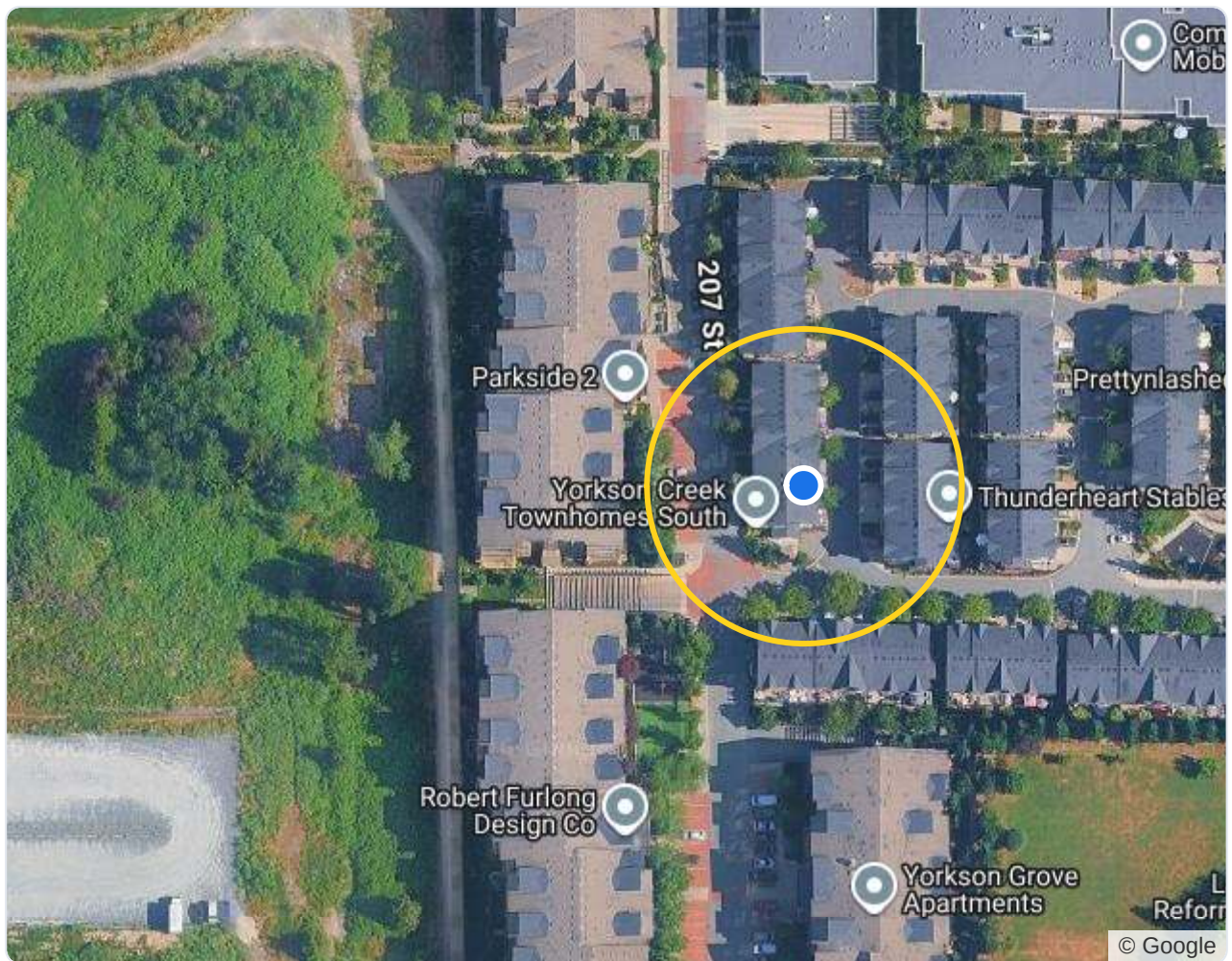
Amenities & Features

- ✓ Exercise Centre
- ✓ In Suite Laundry

Maintenance Fees Include

- ✓ Garbage Pickup
- ✓ Gardening
- ✓ Management
- ✓ Snow Removal

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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