

BUILDING BROCHURE

LAGUNA - 8180 JONES BUILDING

8180 Jones Rd. · Richmond, BC V6Y 3Z6 · Brighthouse South



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6 FOR SALE
FROM \$488,000

4 SOLD · 12 MO
\$510,000-\$588,000


12-MO SOLD TREND
2

Unit Mix

1 Bedroom

16 units
707 – 895 sf
from \$449,800

2 Bedroom

48 units
925 – 1,206 sf
from \$510,000

For Sale in Laguna - 8180 Jones Building & Complex

5 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$589,000	2 / 2	942 sf	\$625	408 8220 JONES ROAD
\$545,000	1 / 1	840 sf	\$649	216 8220 JONES ROAD
\$519,900	2 / 2	932 sf	\$558	217 8180 JONES ROAD
\$499,000	1 / 1	722 sf	\$691	203 8180 JONES ROAD
\$488,000	1 / 1	846 sf	\$577	105 8180 JONES ROAD

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$510,000	2 / 1ba	964 sf	\$529	2026-07-06
\$588,000	2 / 2ba	932 sf	\$631	2026-05-27
\$549,000	2 / 2ba	979 sf	\$561	2026-05-05
\$578,000	2 / 2ba	1037 sf	\$557	2026-04-20

Value & Financing

Price Positioning

\$620 /sq ft

Active listings here average **\$620/sf** vs **\$802/sf** across Brighthouse South.

23% below area average

Mortgage Snapshot

\$2,337 /mo

Entry price (from) **\$488,000**

20% down payment **\$97,600**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT
1994

LEVELS
4

SUITES
246

CONSTRUCTION
Frame - Wood

Overview

Laguna - 8180 Jones Road, Richmond, BC V6Y 3Z6, LMS930. Strata No LMS930. Built in 1994. Four levels. Frame-wood construction. This complex is located in Brighthouse South area of Richmond. Walking distance to General Currie Elementary, Richmond Secondary, Brighthouse Park, Minoru Park, Richmond Centre, Aquatic Centre, Hockey Club, City Hall, Public Library, Brighthouse skytrain station, Save-on-foods, Price Smart, Shoppers drug mart and a lot of restaurants. This gated complex was built by Polygon. Facilities include exercise room, hot tub, clubhouse and onsite caretaker. This complex features 246 units with 80 units at 8180 Jones, 88 units at 8200 Jones and 78 units at 8220 Jones. The maintenance fee includes caretaker, garbage pickup, gardening, gas, hot water, management and recreation centre.

Crossroads are No.3 Rd and Garden City Rd

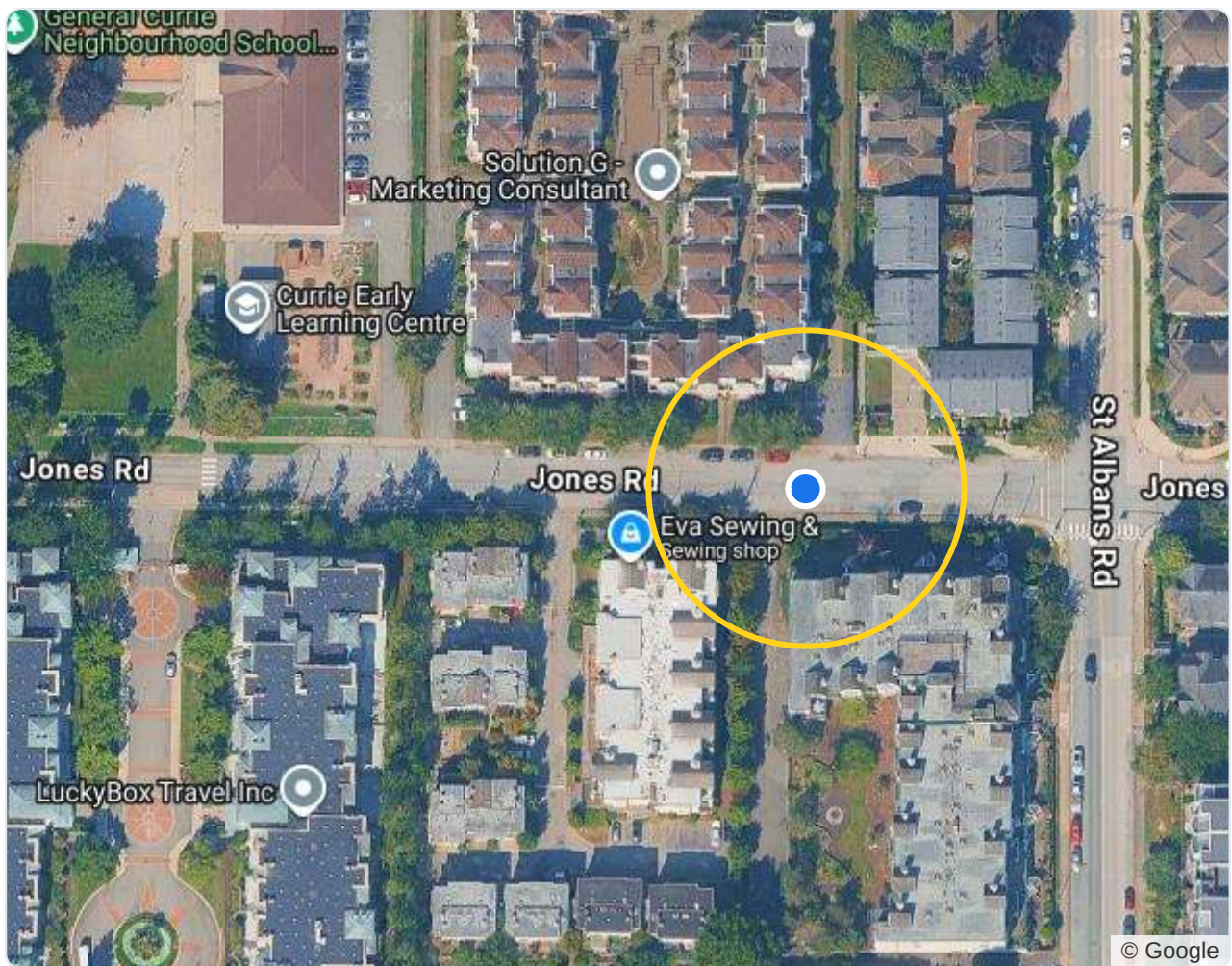
Amenities & Features

- ✓ Club House
- ✓ Exercise Centre
- ✓ Swirlpool/hot Tub
- ✓ Elevator
- ✓ In Suite Laundry

Maintenance Fees Include

- ✓ Caretaker
- ✓ Gardening
- ✓ Hot Water
- ✓ Recreation Facility
- ✓ Garbage Pickup
- ✓ Gas
- ✓ Management

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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