

BUILDING BROCHURE

SELKIRK MANOR

8622 Selkirk St. · Vancouver, BC V6P 4J3 · Marpole



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1 FOR SALE
FROM \$349,000

12-MO SOLD TREND
-38.1

Unit Mix

1 Bedroom

3 units
502 – 502 sf
from \$305,000

3 Bedroom

1 unit
1,318 – 1,318 sf
from \$640,000

For Sale in Selkirk Manor & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$349,000	1 / 1	502 sf	\$695	108 8622 SELKIRK STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$396,000	1 / 1ba	502 sf	\$789	2025-01-28
\$305,000	1 / 1ba	502 sf	\$608	2021-03-30
\$640,000	3 / 2ba	1318 sf	\$486	2020-12-09

Value & Financing

Price Positioning

\$695 /sq ft

Active listings here average **\$695/sf** vs **\$1060/sf** across Marpole.

34% below area average

Mortgage Snapshot

\$1,671 /mo

Entry price (from) **\$349,000**

20% down payment **\$69,800**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 1956	LEVELS 3	SUITES 15	CONSTRUCTION Frame - Wood
EXTERIOR Stucco	TITLE TO LAND Freehold Strata	STRATA PLAN VAS765	MANAGEMENT Self Managed

Overview

Selkirk Manor at 8622 Selkirk Street, Vancouver, BC V6P 4J3 - VAS765. Built in 1956 with 15 Units over 3 Levels. Located in Marpole area of Vancouver West, near the crossroads of Selkirk Street and West 70th Avenue. Building features include bike room, garden, shared laundry and storage.

Selkirk Manor is located on a very quiet street with schools, restaurants, Starbucks. Convenient access to Canada Line, the airport and shopping district.

Close to Cornerstone Community Church, David Lloyd George Elementary, Spirit of Math Vancouver West, Catholic Churches & Institutions, Vancouver Montessori School and Glen Eden School.

A short distance to Ebisu Park, Eburne Park, Marpole Park, William Mackie Park and Park Site on Shaughnessy Street.

Amenities & Features

✓ Shared Laundry

Maintenance Fees Include

✓ Heat

✓ Hot Water

✓ Management

Location



Neighbourhood & Walkability — Marpole

Marpole was renamed after Richard Marpole in 1916. The community joined Vancouver in 1929. Marpole, originally a Musqueam village named čəsnaʔəm, is a mostly residential neighbourhood of 23,832 in 2011, located on the southern edge of the city of Vancouver, British Columbia, immediately northeast of Vancouver International Airport. It is approximately bordered by Granville Street to the west, 64th Avenue to the north, Cambie Street to the east and the Fraser River to the south.

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



Les Twarog

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