

BUILDING BROCHURE

CHARTWELL MEWS – 8870 CITATION BUILDING

8870 Citation Dr. · Richmond, BC V6Y 3A3 · Brighthouse



3 FOR SALE
FROM \$379,000

3 SOLD · 12 MO
\$360,000–\$485,000



Unit Mix

1 Bedroom

20 units
464 – 761 sf
from \$305,000

2 Bedroom

12 units
808 – 967 sf
from \$415,000

For Sale in Chartwell Mews - 8870 Citation Building & Complex

3 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$399,900	1 / 1	702 sf	\$570	205 8740 CITATION DRIVE
\$398,000	1 / 1	658 sf	\$605	302 8870 CITATION DRIVE
\$379,000	1 / 1	694 sf	\$546	105 8740 CITATION DRIVE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$424,000	2 / 1ba	878 sf	\$483	2026-07-31
\$485,000	2 / 1ba	852 sf	\$569	2026-04-01
\$360,000	1 / 1ba	690 sf	\$522	2025-11-25
\$395,000	1 / 1ba	678 sf	\$583	2025-05-31

Value & Financing

Price Positioning

\$574 /sq ft

Active listings here average **\$574/sf** vs **\$808/sf** across Brighthouse.

29% below area average

Mortgage Snapshot

\$1,815 /mo

Entry price (from) **\$379,000**

20% down payment **\$75,800**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 1981	LEVELS 3	SUITES 142	CONSTRUCTION Frame - Wood
EXTERIOR Mixed	TITLE TO LAND Freehold Strata	STRATA PLAN NWS1321	MANAGEMENT Self Managed

Overview

Chartwell Mews - 8870 Citation Drive, Richmond, BC V6Y 3A3, NWS1321 - Located in the desirable and convenient Brighthouse area in Richmond on Citation Drive and Garden City Road. Chartwell Mews is a well-managed townhouse complex. Very conveniently located close to Canada Line. Direct access to Westminister Highway and other major routes allows an easy commute to surrounding destinations including Vancouver, Burnaby and New Westminister. Minutes to

Vancouver International Airport. Chartwell Mews is in close vicinity to William Cook Elementary, Richmond School Board, Henry Anderson Elementary, AR Macneill Secondary school, Richmond Secondary school, Kwantlen Polytechnic University, Hampton's park, Brighthouse and Minoru Parks, Richmond Shopping Centre and Lansdowne Centre, Price Smart Foods and a wide variety of ethnic restaurants including Kirin Seafood, Nando's Chicken, Shang Hai Wonderful, Dinesty , Tsukiji, Jang Mo Jib and many many others. Chartwell Mews on 8740 Citation Drive is a three level complex built in 1981. This complex offers 142 units in strata at 8740 Citation Drive and at 8870 Citation Drive. Most units feature in suite storage with extra-large storage room on balcony, great layout, laminate flooring and bedroom with walk-in closet, under building parking. Complex offers excellent amenities including fitness room, sauna, swirl pool, outdoor swimming pool, basketball court, and lounge with large screen TV, pool table. Caretaker is available on site. Complex has newer piping and the roof was replaced in 2011. Chartwell Mews offers great living in the heart of the desirable and safe Central Richmond neighbourhood - Live here today!

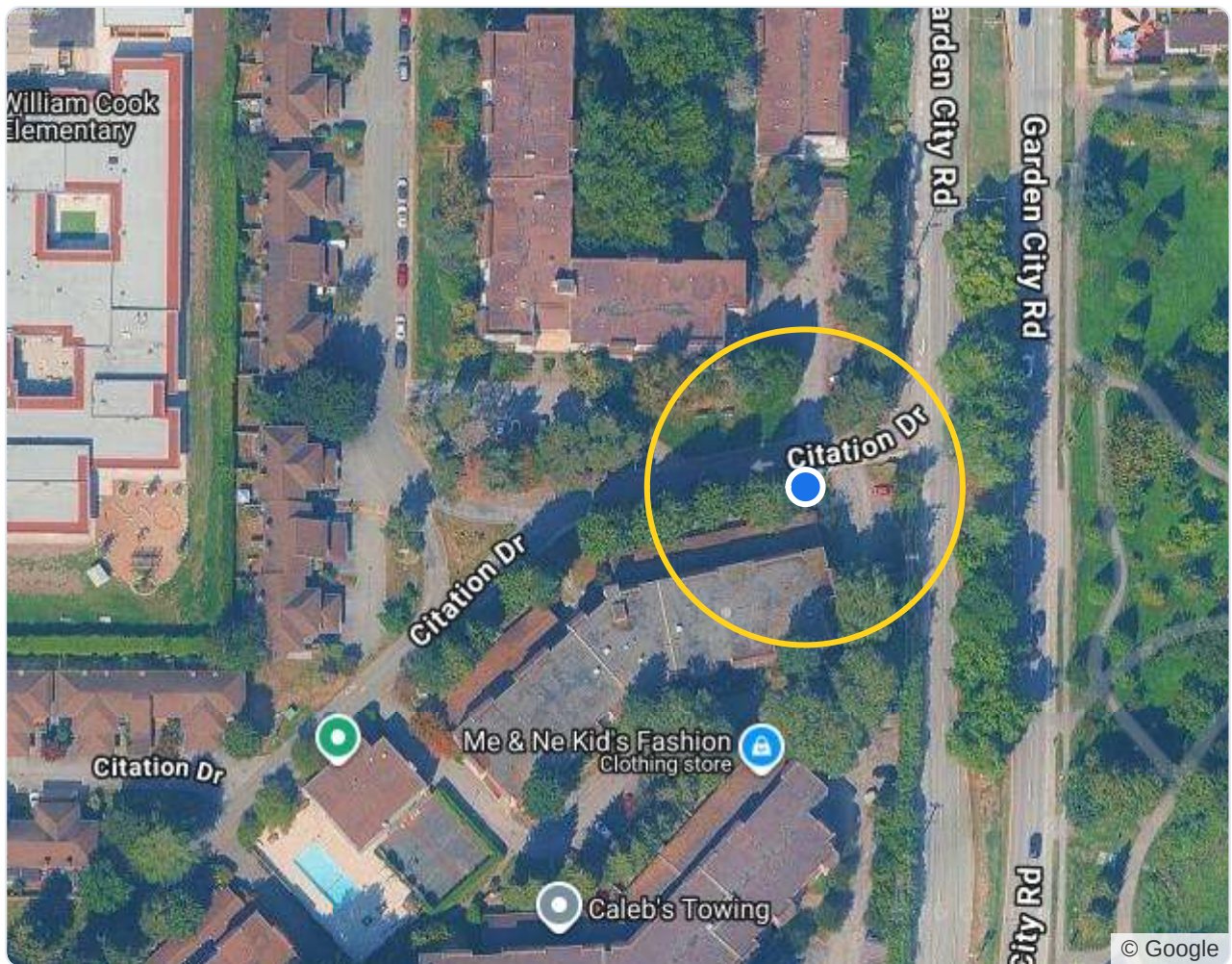
Amenities & Features

- | | |
|---------------------|---------------------|
| ✓ Pool; Outdoor | ✓ Recreation Center |
| ✓ Sauna/steam Room | ✓ Shared Laundry |
| ✓ Swirlpool/hot Tub | ✓ Tennis Court(s) |

Maintenance Fees Include

- | | |
|------------------|-----------------------|
| ✓ Garbage Pickup | ✓ Gardening |
| ✓ Heat | ✓ Hot Water |
| ✓ Management | ✓ Recreation Facility |

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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