

BUILDING BROCHURE

THE GABLES DOWNTOWN

8917 Edward St. · Chilliwack, BC V2P 1H6 · Chilliwack W Young-Well



Scan to view online



1 FOR SALE
FROM \$569,888

12-MO SOLD TREND
24.1

Unit Mix

3 Bedroom

7 units
1,759 – 1,904 sf
from \$426,000

4 Bedroom

1 unit
1,955 – 1,955 sf
from \$569,888

For Sale in The Gables Downtown & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$569,888	4 / 3	1955 sf	\$292	15 8917 EDWARD STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$539,900	3 / 2ba	1901 sf	\$284	2025-07-21
\$595,000	3 / 2ba	1870 sf	\$318	2025-04-03
\$625,000	3 / 2ba	1759 sf	\$355	2024-05-11
\$580,000	3 / 2ba	1769 sf	\$328	2022-12-19

Value & Financing

Price Positioning

\$292 /sq ft

Active listings here average **\$292/sf** vs **\$406/sf** across Chilliwack W Young-Well.

28% below area average

Mortgage Snapshot

\$2,729 /mo

Entry price (from) **\$569,888**

20% down payment **\$113,978**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 2004	LEVELS 3	SUITES 21	CONSTRUCTION Frame - Wood
EXTERIOR Wood	TITLE TO LAND Freehold Strata	STRATA PLAN BCS455	MANAGEMENT Homelife Advantage Realty Ltd.

Overview

The Gables Downtown - 8917 Edward St, Chilliwack, BC V2P 1H6, Canada. Strata Plan BCS455. The Gables Downtown is located on Edward Street and Bernard Avenue in the convenient W Young-Well neighbourhood of Chilliwack. The Gables Downtown offers 21 unique townhomes built in 2004 that are professionally managed. Most units feature three levels, open floor plans, in-suite laundry, gas fireplaces, walk-in closets, fully fenced backyards, and single or double garages with additional parking in the driveway. This is a well maintained complex that features manicured gardens and visitor parking. The Gables Downtow is a prime location that is close to transit, Bernard Elementary, University College of the Fraser Valley, Chilliwack Secondary, Chilliwack General Hospital, Bernard Grocery, restaurants, coffee shops, recreation, Broadway Supermarket, parks, Chilliwack Airport and more. Direct access to major transportation routes allows an easy commute to surrounding destinations. This is comfortable townhome living in a desirable neighbourhood in Chilliwack!

Amenities & Features

✓ None

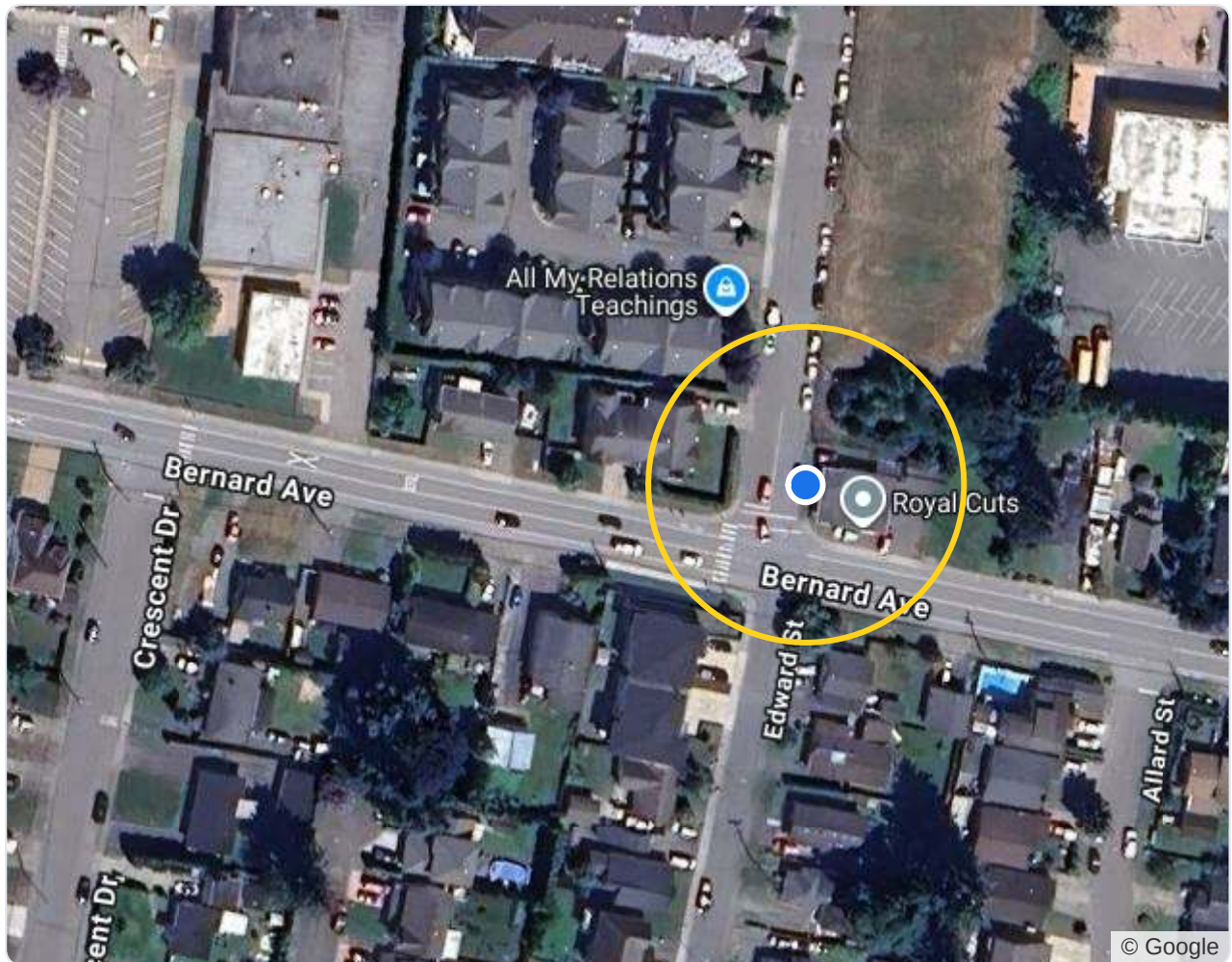
Maintenance Fees Include

✓ Garbage Pickup

✓ Gardening

✓ Management

Location



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RE/MAX Crest Realty · BC Condos & Homes Team

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scan or call