

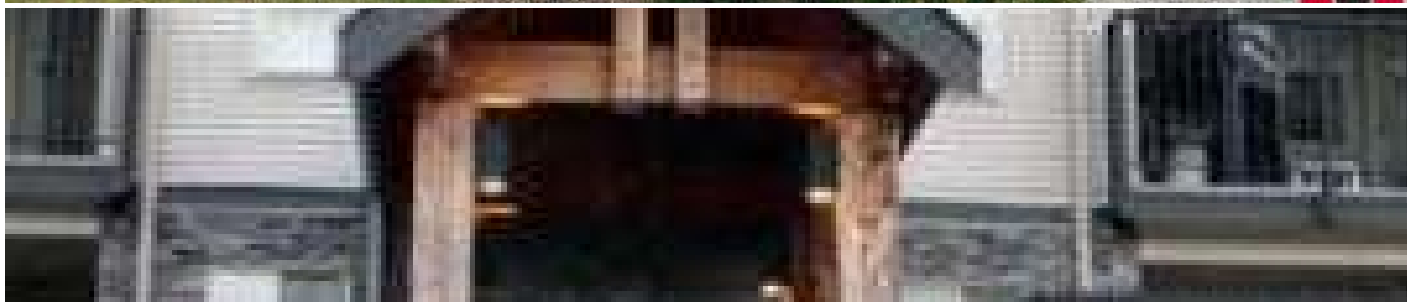
BUILDING BROCHURE

BIRCH STREET PROPERTIES

9000 Birch St. · Chilliwack, BC V2P 8G2 · Chilliwack W Young-Well



Scan to view online



1 FOR SALE
FROM \$432,000

6 SOLD · 12 MO
\$288,000-\$435,000



Unit Mix

1 Bedroom 11 units 634 – 919 sf from \$258,900	2 Bedroom 24 units 918 – 1,157 sf from \$280,000	3 Bedroom 8 units 1,176 – 1,250 sf from \$346,500
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For Sale in Birch Street Properties & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$432,000	2 / 2	930 sf	\$465	413 9000 BIRCH STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$435,000	3 / 2ba	1238 sf	\$351	2026-05-14
\$299,900	1 / 1ba	828 sf	\$362	2026-04-24
\$315,000	1 / 1ba	802 sf	\$393	2026-03-24
\$288,000	1 / 1ba	855 sf	\$337	2025-11-15

Value & Financing

Price Positioning \$465 /sq ft Active listings here average \$465/sf vs \$405/sf across Chilliwack W Young-Well. 15% above area average	Mortgage Snapshot \$2,069 /mo Entry price (from) \$432,000 20% down payment \$86,400 Rate / amortization 5.24% · 25 yr <i>Estimate only — not a lending offer. Rate illustrative; confirm with your mortgage advisor.</i>
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YEAR BUILT 2006	LEVELS 4	SUITES 58	CONSTRUCTION Frame - Wood
EXTERIOR Vinyl	TITLE TO LAND Freehold Strata	STRATA PLAN BCS1891	

Overview

Birch Street Properties - 9000 Birch Street Chilliwack, BC V2P 4N6, BCS1891. Located on Birch Street and Alexander Avenue in the convenient W Young-Well neighbourhood of Chilliwack. Birch

Street Properties is a low-rise building with four levels and 58 homes that were built in 2006 and are professionally managed. Most units feature spacious floor plans, in-suite laundry, cozy fireplaces, gourmet kitchens with islands and granite countertops and private covered balconies. This is a well maintained building with secured underground parking, visitor parking and elevators. This is a prime location just minutes away from transit, Chilliwack Middle and Secondary School, Paramount Theatre, restaurants, coffee shops, recreation, Fraser Regional Library, South Gate Mall, Chilliwack General Hospital, University of the Fraser Valley, Chilliwack Airport and more. Major transportation routes are close by including the Trans-Canada Highway. This is a quiet neighbourhood in Chilliwack that offers comfortable condo living - Live at Birch Street Properties!

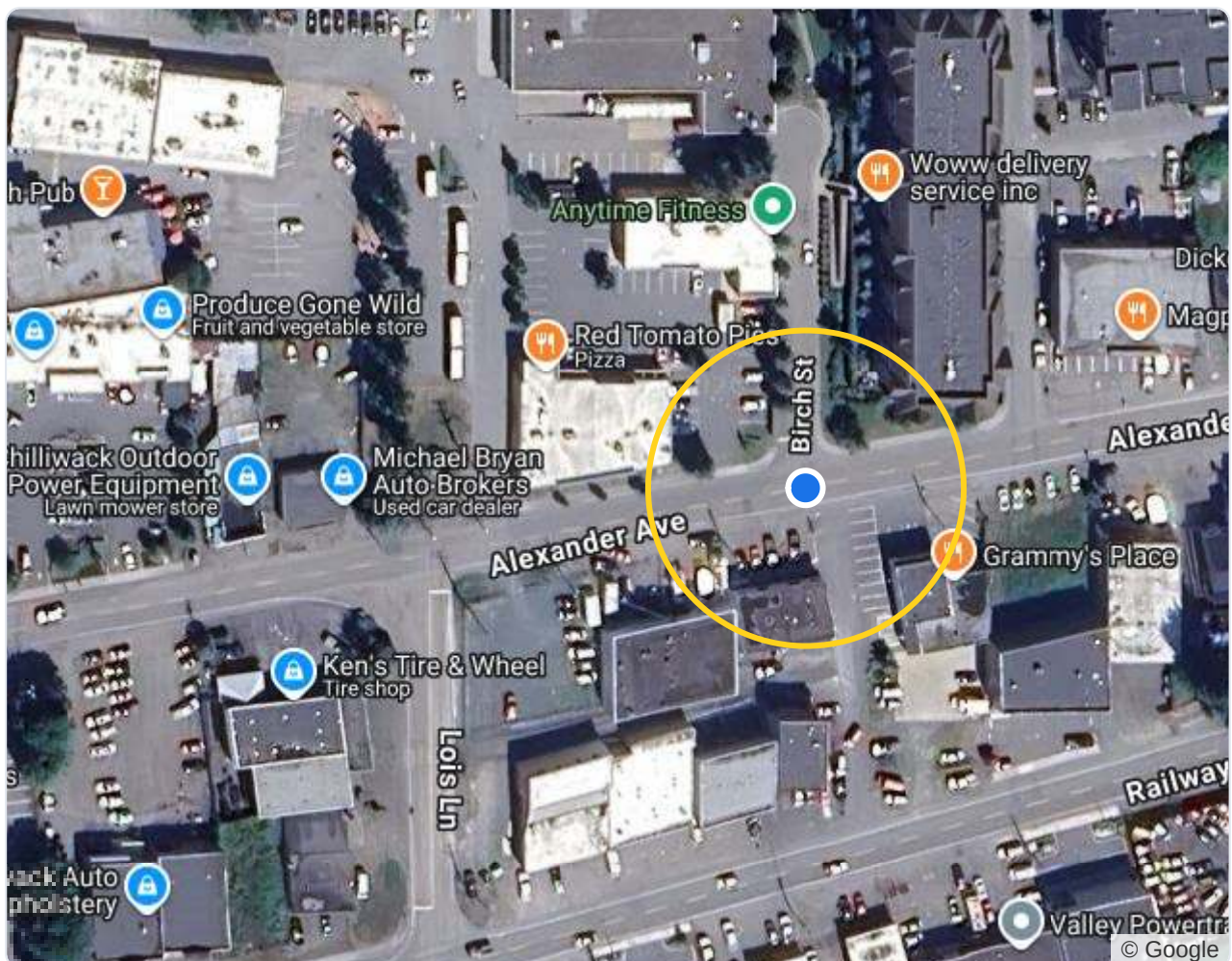
Amenities & Features

- ✓ Elevator
- ✓ In Suite Laundry

Maintenance Fees Include

- ✓ Garbage Pickup
- ✓ Gardening
- ✓ Management

Location





Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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