

BUILDING BROCHURE

SANDLEWOOD - 9283 GOVERNMENT BUILDING

9283 Government St. · Burnaby, BC V3N 4R5 · Government Road



Scan to view online



3 FOR SALE
FROM \$615,000

11 SOLD · 12 MO
\$488,750-\$725,000


12-MO SOLD TREND
-28.2

Unit Mix

Studio 1 unit 460 – 460 sf from \$415,000	1 Bedroom 13 units 716 – 810 sf from \$450,000	2 Bedroom 57 units 864 – 1,062 sf from \$513,000	3 Bedroom 8 units 992 – 1,288 sf from \$720,000
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For Sale in Sandlewood – 9283 Government Building & Complex

3 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$659,000	2 / 2	887 sf	\$743	106 9233 GOVERNMENT STREET
\$619,800	2 / 2	887 sf	\$699	419 9098 HALSTON COURT
\$615,000	2 / 2	885 sf	\$695	303 9098 HALSTON COURT

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$610,000	2 / 2ba	869 sf	\$702	2026-06-07
\$645,000	2 / 2ba	950 sf	\$679	2026-04-02
\$527,500	1 / 1ba	810 sf	\$651	2026-03-18
\$680,500	2 / 2ba	867 sf	\$785	2026-02-01

Value & Financing

Price Positioning

\$712 /sq ft

Active listings here average **\$712/sf** vs **\$855/sf** across Government Road.

17% below area average

Mortgage Snapshot

\$2,945 /mo

Entry price (from) **\$615,000**

20% down payment **\$123,000**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 2007	LEVELS 4	SUITES 200	CONSTRUCTION Frame - Wood
EXTERIOR Mixed	TITLE TO LAND Freehold Strata	STRATA PLAN BCS2174	DEVELOPER Polygon
MANAGEMENT Dwell Property Management			

Overview

Sandlewood - 9283 Government Street, Burnaby V3N 4R5, Canada. Strata Plan BCS2174 - Located in Burnaby North on Halston Court and Government Road. This location is conveniently located close to transit, Skytrain, Lougheed Town Centre, Safeway, banks, various shopping opportunities, specialty services, coffee shops, pubs, parks and various schools. Some excellent restaurants in the area include Go Go Pizza and Pasta House, The Golden Boot Caffe, Sammy J Peppers Grill and Bar and several Japanese restaurants. Nearby Highway 1 offers easy access to all parts of the Lower Mainland.

Built in 2007, Sandlewood consists of three buildings with 200 contemporary designed units featuring bright living areas, cosy fireplaces, laminate flooring, openplan kitchen and dining rooms, walk-in closets, soaker tubs and his-and-her sinks in master ensuite; and secure underground parking. Enjoy amenities such as a private clubhouse, fully equipped fitness studio, fireside lounge, indoor golf, outdoor terrace pool, spa and a resident concierge. Maintenance fees include caretaker, garbage pickup, gardening, gas, heat, hot water and management.

Sandlewood - convenient location, luxurious living, excellent amenities - move to this neighbourhood today!

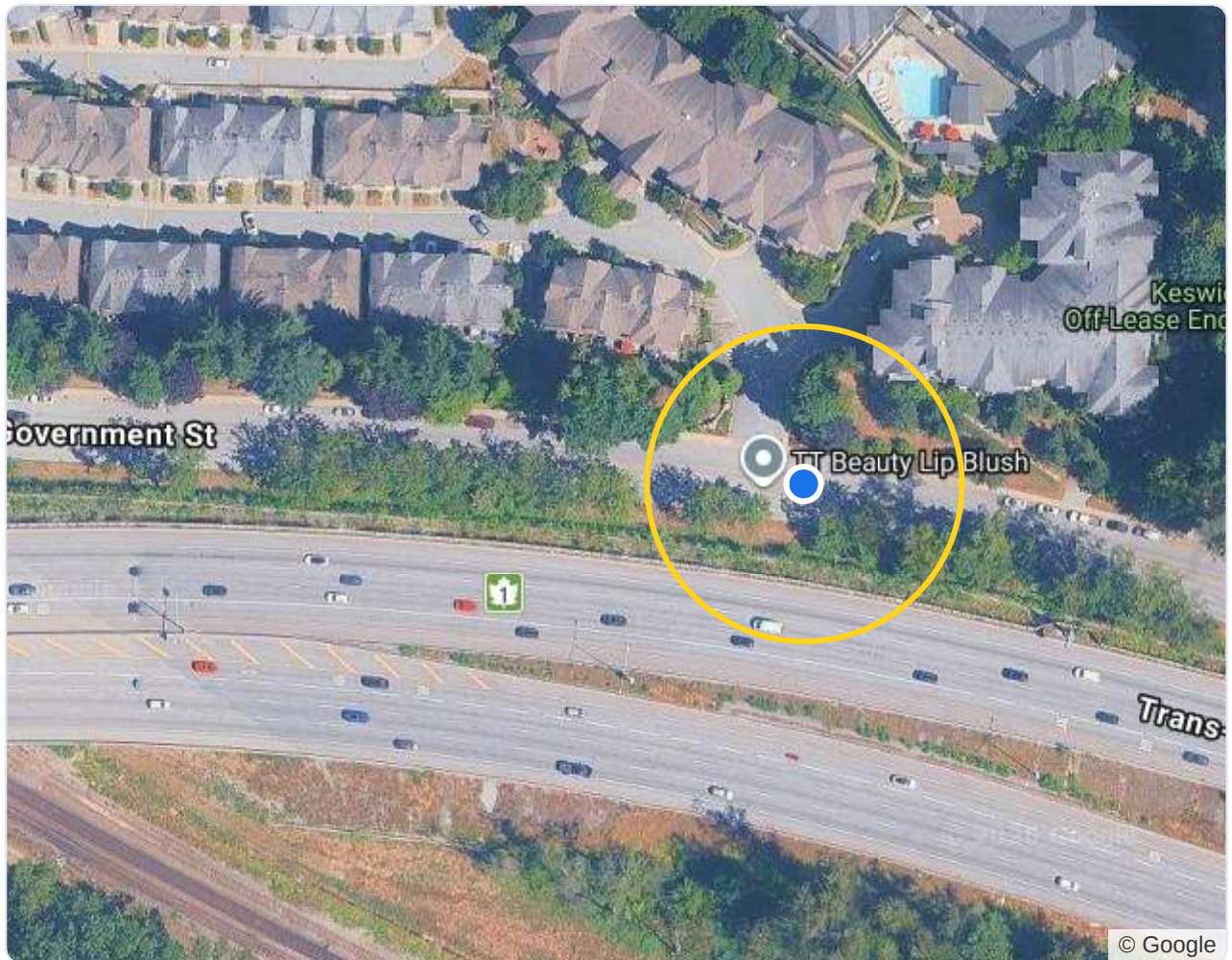
Amenities & Features

- | | |
|-------------------|--------------------|
| ✓ Club House | ✓ Elevator |
| ✓ Exercise Centre | ✓ In Suite Laundry |
| ✓ Playground | ✓ Pool; Outdoor |

Maintenance Fees Include

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

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

📞 604 671 7000 · ✉️ les@6717000.com · bccondos.net



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