

BUILDING BROCHURE

KENSINGTON GATE – 9295 122ND BUILDING

9295 122nd St. · Surrey, BC V3V 4L4 · Queen Mary Park Surrey



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3 FOR SALE
FROM \$590,000

4 SOLD · 12 MO
\$395,000–\$617,000



Unit Mix

1 Bedroom

10 units
1,031 – 1,451 sf
from \$308,000

2 Bedroom

42 units
1,012 – 1,487 sf
from \$385,000

For Sale in Kensington Gate - 9295 122nd Building & Complex

3 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$614,900	2 / 2	1167 sf	\$527	31 9265 122 STREET
\$595,000	2 / 1	1142 sf	\$521	43 9273 122ND STREET
\$590,000	2 / 1	1250 sf	\$472	28 9261 122 STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$580,000	2 / 2ba	1426 sf	\$407	2026-06-14
\$395,000	1 / 1ba	1060 sf	\$373	2026-04-13
\$617,000	2 / 2ba	1446 sf	\$427	2026-03-13
\$570,000	2 / 1ba	1137 sf	\$501	2026-02-03

Value & Financing

Price Positioning

\$507 /sq ft

Mortgage Snapshot

\$2,826 /mo

Active listings here average **\$507/sf** vs **\$551/sf** across Queen Mary Park Surrey.

8% below area average

Entry price (from) **\$590,000**

20% down payment **\$118,000**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT

1987

LEVELS

3

SUITES

100

CONSTRUCTION

Frame - Wood

EXTERIOR

Vinyl

TITLE TO LAND

Freehold Strata

STRATA PLAN

NWS2395

DEVELOPER

**Doon
Developments**

MANAGEMENT

Self Managed

Overview

Kensington Gate at 9295 122 St, Surrey, BC V3V 4L4, Canada, 2 level townhouse community, 30 units in the development with 100 units in Strata, Strata Plan NWS2395. Quality built in 1987 with wood frame construction and concrete slab foundation. The complex features beautifully landscaped grounds, wheelchair access, club house, outdoor pool, hot tub, recreation centre, in-suite laundry, secure gated access and a private 2 car garage. Other address in the townhouse complex are 9255, 9257, 9259, 9271, 9287, 9295, 9277, 9273, 9265, 9261, 9285 and 9255 122nd Street. Located in the quite Queen Mary Park area of Surrey on 122nd Street and 92nd Avenue. Direct access to major transportation routes including Scott Road and South Fraser Way allows an easy commute to surrounding destinations. Nearby parks include Delta Lions Park, Delview Park and William Beagle Park. Enjoy the delicious foods of the closest restaurants include Hot Millions Cafe Limited, Top Town Fijian Cuisine and Thai By Thai. Great complex very well maintained.

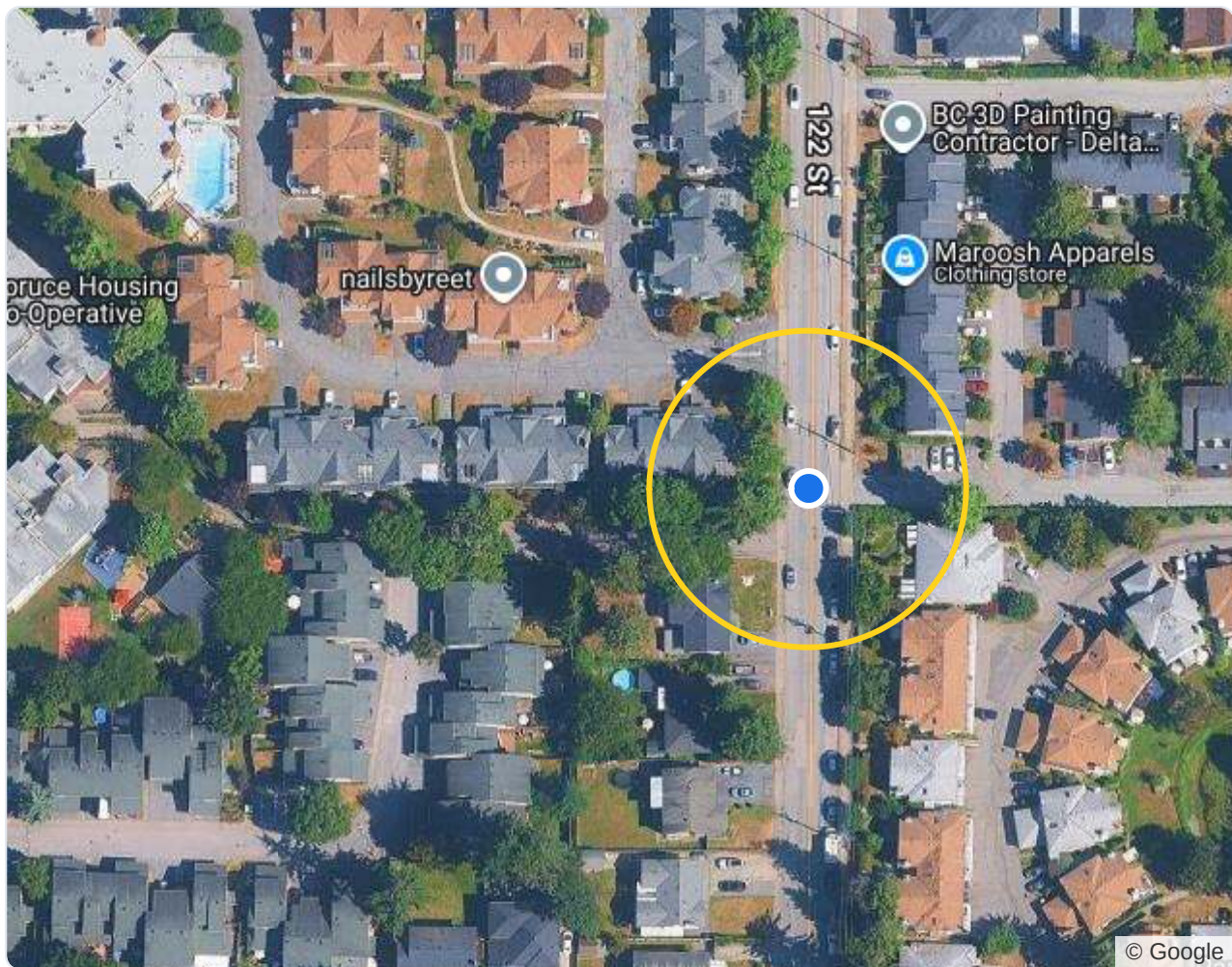
Amenities & Features

- ✓ Elevator
- ✓ Pool; Outdoor
- ✓ Swirlpool/hot Tub
- ✓ In Suite Laundry
- ✓ Recreation Center
- ✓ Wheelchair Access

Maintenance Fees Include

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

Location



Les Twarog

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