

BUILDING BROCHURE

SURREY MEADOWS – 9340 128 BUILDING

9340 128 Ave. · Surrey, BC V3V 6A4 · Queen Mary Park Surrey



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1 FOR SALE
FROM \$600,000

3 SOLD · 12 MO
\$625,000–\$690,000

12-MO SOLD TREND
-19.6

Unit Mix

3 Bedroom

8 units
1,400 – 1,732 sf
from \$499,000

4 Bedroom

15 units
1,602 – 1,750 sf
from \$492,000

For Sale in Surrey Meadows – 9340 128 Building & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$600,000	4 / 3	1669 sf	\$359	35 9348 128 STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$635,000	3 / 2ba	1704 sf	\$373	2026-04-10
\$625,000	4 / 2ba	1652 sf	\$378	2026-03-04
\$690,000	4 / 3ba	1628 sf	\$424	2025-09-18
\$690,000	4 / 2ba	1750 sf	\$394	2025-04-10

Value & Financing

Price Positioning

\$359 /sq ft

Active listings here average **\$359/sf** vs **\$689/sf** across Queen Mary Park Surrey.

48% below area average

Mortgage Snapshot

\$2,874 /mo

Entry price (from) **\$600,000**

20% down payment **\$120,000**

Rate / amortization **5.24% · 25 yr**

YEAR BUILT 1974	LEVELS 2	SUITES 74	CONSTRUCTION Frame
EXTERIOR Vinyl	TITLE TO LAND Freehold Strata	STRATA PLAN NWS151	MANAGEMENT Leonis Management & Consultants Ltd.

Overview

Surrey Meadows - 9340 128 Street, Surrey, BC V3V 6A4, Canada. Strata Plan NWS1512. Crossroads are 128th Street and 93rd Avenue located in Surrey. Surrey Meadows has 2 storeys with 74 units in strata and in the development. Completed 1974. Maintenance fees include garbage pickup, gardening, management. Rentals allowed with/restrictions.

Other buildings in the complex include 9340, 9348, 9358, 9382, 9324, 9380, 9360, 9368 and 9388 128th Street.

At the Surrey Meadows, everything necessary for a full and varied lifestyle is at your doorstep. Your community includes Starbucks, Venetis Pizza, Lighthouse Fresh and Tasty, India Bazaar, Wheelhouse Neighborhood Pub, all within walking distance. Also short drive to Surrey Memorial Hospital, King George Skytrain Station, MTI Community College, SFU, Nordel Crossing Shopping Center, Central City Shopping Center and Save on Foods. Closest parks include William Beagle Park, William Beagle Park and Betty Huff Park.

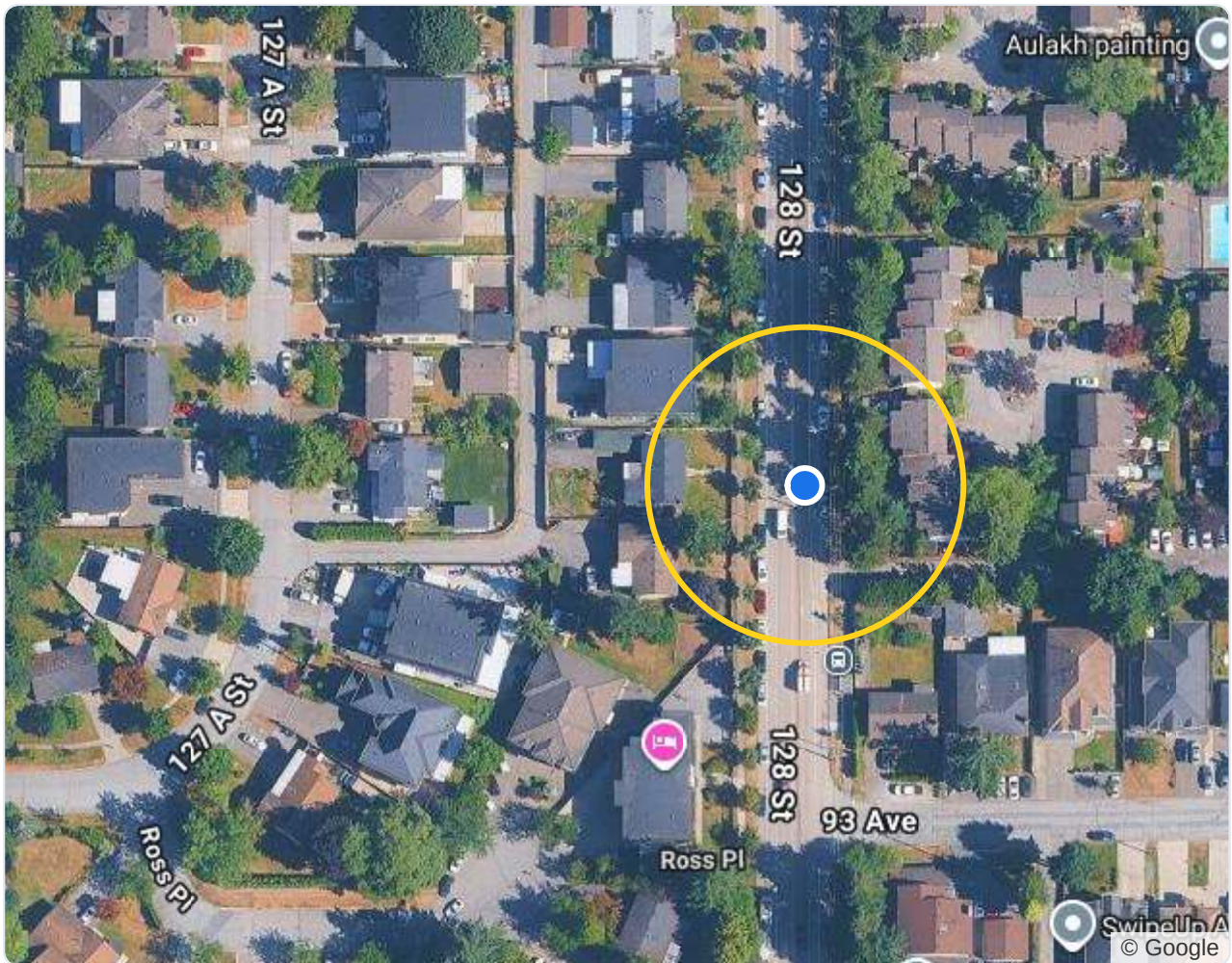
Amenities & Features

- ✓ Garden
- ✓ Playground
- ✓ Recreation Center
- ✓ In Suite Laundry
- ✓ Pool; Outdoor
- ✓ Sauna/steam Room

Maintenance Fees Include

- ✓ Garbage Pickup
- ✓ Gardening
- ✓ Management

Location



Les Twarog

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