

BUILDING BROCHURE

CHANDLERS HILL - 9635 121ST BUILDING

9635 121st St. · Surrey, BC V3V 7L8 · Cedar Hills



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2 FOR SALE
FROM \$548,000

6 SOLD · 12 MO
\$275,000-\$464,000



Unit Mix

Studio

1 unit
528 – 528 sf
from \$243,000

1 Bedroom

21 units
738 – 771 sf
from \$259,000

2 Bedroom

10 units
935 – 1,608 sf
from \$325,000

3 Bedroom

1 unit
1,088 – 1,088 sf
from \$548,000

For Sale in Chandlers Hill - 9635 121st Building & Complex

2 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$635,000	2 / 2	1608 sf	\$395	101 9635 121 STREET
\$548,000	3 / 1	1088 sf	\$504	304 9635 121 STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$300,000	1 / 1ba	755 sf	\$397	2026-06-30
\$275,000	1 / 1ba	761 sf	\$361	2026-06-16
\$330,000	1 / 1ba	771 sf	\$428	2026-05-13
\$328,800	1 / 1ba	743 sf	\$443	2026-02-22

Value & Financing

Price Positioning

\$449 /sq ft

Active listings here average **\$449/sf** vs **\$548/sf** across Cedar Hills.

18% below area average

Mortgage Snapshot

\$2,625 /mo

Entry price (from)	\$548,000
20% down payment	\$109,600
Rate / amortization	5.24% · 25 yr

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

YEAR BUILT 1985	LEVELS 3	SUITES 69	CONSTRUCTION Frame - Wood
EXTERIOR Vinyl	TITLE TO LAND Freehold Strata	STRATA PLAN NWS2193	

Overview

Chandlers Hill 9635 121 St, Surrey, BC V3V 7L8, Canada NWS2193. Chandlers Hill is located on 121 Street and 96th Avenue in a convenient neighbourhood of Surrey. Built in 1985, Chandlers Hill offers 69 homes that are well maintained and professionally managed by Century 21: 604-273-1745. This is a prime location just minutes away from India Bazaar, Pizza Factory, Jim’s Greek Taverna, and Donegal’s Pub. Transit and major routes are close by and within walking distance. Features of Chandlers Hill include an elevator, in suite laundry, a hot tub, and wheelchair access. Rentals are allowed and pets are allowed with restrictions.

Amenities & Features

✓ None

Maintenance Fees Include

✓ Garbage Pickup

✓ Gardening

✓ Management

Location



Les Twarog

RE/MAX Crest Realty • BC Condos & Homes Team

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