

BUILDING BROCHURE

BROOKSIDE COURT - 9890 MANCHESTER BUILDING

9890 Manchester Dr. · Burnaby, BC V3N 4R4 · Cariboo



Scan to view online



3 FOR SALE
FROM \$475,000



Unit Mix

2 Bedroom

36 units

865 – 1,010 sf

from \$370,000

For Sale in Brookside Court – 9890 Manchester Building & Complex

3 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$538,000	2 / 1	886 sf	\$607	508 9890 MANCHESTER DRIVE
\$499,000	2 / 1	900 sf	\$554	312 9880 MANCHESTER DRIVE
\$475,000	2 / 1	915 sf	\$519	303 9890 MANCHESTER DRIVE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$513,000	2 / 1ba	906 sf	\$566	2025-06-02
\$528,000	2 / 1ba	915 sf	\$577	2024-09-06
\$535,000	2 / 1ba	892 sf	\$600	2024-08-10
\$536,000	2 / 1ba	898 sf	\$597	2024-06-20

Value & Financing

Price Positioning

\$560 /sq ft

Active listings here average \$560/sf vs \$855/sf across Cariboo.

35% below area average

Mortgage Snapshot

\$2,275 /mo

Entry price (from) \$475,000

20% down payment \$95,000

Rate / amortization 5.24% · 25 yr

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

YEAR BUILT 1981	LEVELS 5	SUITES 99	CONSTRUCTION Frame - Wood
EXTERIOR Mixed	TITLE TO LAND Freehold Strata	STRATA PLAN NWS1721	MANAGEMENT Dwell Property Management

Overview

Brookside Court-9890 Manchester Dr, Burnaby, BC V3N 4R4, Canada, NWS1721. Brookside Court at 9890 Manchester Drive is one of two Brookside Court buildings. It was built in 1981 by Reemark, has 5 levels and 99 units in strata. The other is to the east at 9880 Manchester Drive. It features large size master bedroom, walk-in closet, cheater ensuite, in suite laundry, spectacular garden and babbling brook views from some units, in suite storage closet/pantry, parking, locker, central vacuum and low maintenance fee. Cozy up to a beautiful wood-burning fireplace for winter season or listen to the birds chirping in spring. All suites also feature wall to wall carpeting, mini blinds, smoke detectors, electric heating, double glazed windows, washer and dryer hook-ups. Conveniently located in the Cariboo area of Burnaby North, walking distance to Walmart and Lougheed Town Centre with its multitude of retail shops and specialty services. It is just a short stroll to numerous restaurants including Anducci's Italian Kitchen, Papa John's Pizza, Hanano Sushi and Grill, The Golden Boot Caffe are close by. Lougheed Skytrain station providing direct access to Downtown Vancouver is a short walk away. Schools nearby include St. Michael's Elementary, Roy Stibbs Elementary and Hume Park Elementary. For grocery shopping Safeway is located just around the corner on Austin Road, with various quick-stop and food markets in the area. Social activities make Brookside a desirable residential address. Live theatre is just ten minutes away at the James Cowan Theatre in Heritage Village. Cariboo Park, Hume Park and Burnaby Park offer biking and jogging trails. Cameron Recreation Complex is only a step away for fitness classes. Racquetball, squash and tennis courts are nearby and the unique Deer Lake and Burnaby Lakes provide water sports of all kinds. The closest intersection is Lougheed Highway and Austin Avenue.

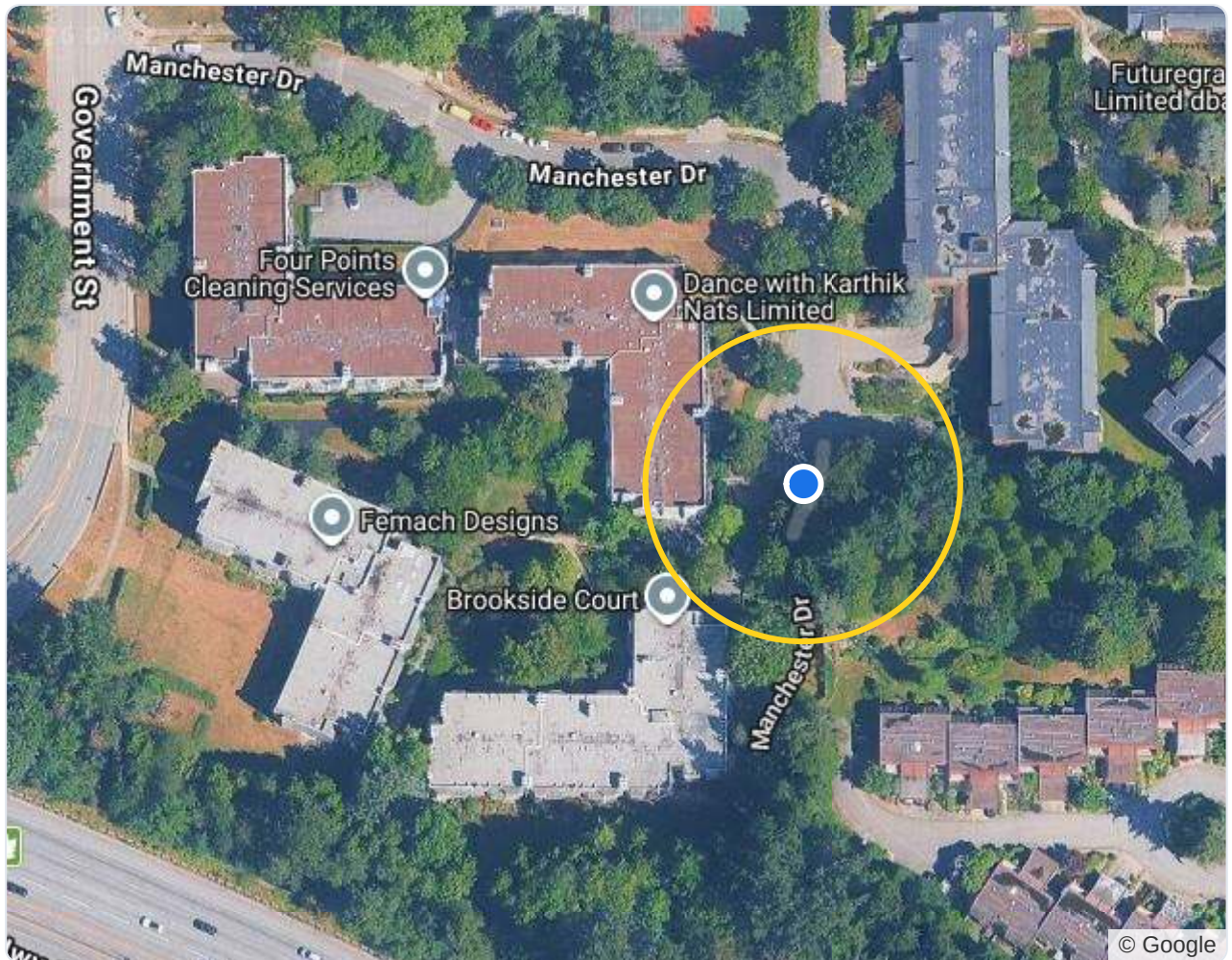
Amenities & Features

✓ None

Maintenance Fees Include

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

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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



Book a Viewing
scan or call