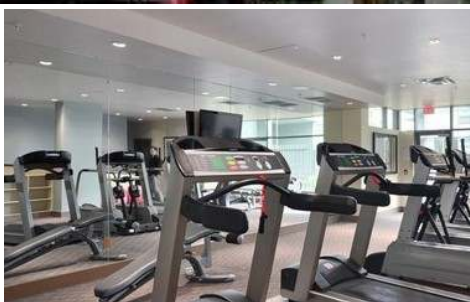


BUILDING BROCHURE

ALTAIRE - 9188 UNIVERSITY BUILDING

9188 University Cres. · Burnaby, BC V5A 0A5 · Simon Fraser Univer.



3 FOR SALE
FROM \$562,890

4 SOLD · 12 MO
\$576,500-\$688,000

12-MO SOLD TREND
-7.1

Unit Mix

1 Bedroom

1 unit
712 – 712 sf
from \$480,000

2 Bedroom

45 units
857 – 1,304 sf
from \$541,000

For Sale in Altaire - 9188 University Building & Complex

3 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$618,000	2 / 2	962 sf	\$642	1106 9222 UNIVERSITY CRESCENT
\$599,000	2 / 2	881 sf	\$680	1007 9222 UNIVERSITY CRESCENT
\$562,890	2 / 2	879 sf	\$640	507 9188 UNIVERSITY CRESCENT

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$635,000	2 / 2ba	1039 sf	\$611	2026-02-17
\$576,500	2 / 2ba	903 sf	\$638	2026-02-09
\$628,000	2 / 2ba	1039 sf	\$604	2025-09-20
\$688,000	2 / 2ba	1033 sf	\$666	2025-09-20

Value & Financing

Price Positioning

\$654 /sq ft

Active listings here average **\$654/sf** vs **\$824/sf** across Simon Fraser Univer..

21% below area average

Mortgage Snapshot

\$2,696 /mo

Entry price (from) **\$562,890**

20% down payment **\$112,578**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 2008	LEVELS 15	SUITES 141	CONSTRUCTION Concrete
EXTERIOR Concrete	TITLE TO LAND Leasehold	STRATA PLAN BCS3118	ARCHITECT Nigel Baldwin Architects Ltd.

Overview

Altaire - 9188 University Crescent, Burnaby, BC V5A 0A5, BCS3118 - Located on Burnaby Mountain, in Simon Fraser University's "UniverCity" area. Short distance to banks, coffee shops, pharmacy, quick-stop grocery stores, food markets and Safeway. Take-out food and restaurants include Pizza Point, Ichibankan Express SFU, Canadian Pizza Plus, Hanano Sushi and Grill, Club Ilia and Horizons restaurant. Schools nearby are University Highlands Elementary and Burnaby Heights Secondary. Enjoy the numerous hiking trails and tranquility of the demonstration forest surrounding the SFU campus. Close to Skytrain and major routes providing access and easy commutes to the rest of Burnaby, Vancouver and YVR.

Altaire is a multiple address complex that includes buildings on 9188 and 9222 University Crescent with the total of 141 modern condo units.

Altaire is a 11 level complex designed by Nigel Baldwin architects and built in 2009 by Polygon that offering 68 contemporary designed, bright and spacious homes featuring expansive floor to ceiling windows; luxury ensuite, soaker tub, entertainment kitchen; fireplace, walk-in closets in-suite laundry, oversized balconies and terraces on select units, fantastic provide three hundred and sixty degree views. Building amenities include full scale health club, club house, storage locker, bike storage, secure underground parking, guest parking and beautiful garden space. Maintenance fees include caretaker, garbage pickup, gardening, hot water, management and recreation facilities.

Enjoy sophisticated urban living and the benefits of living at Altaire - spectacular views, sustainable community, surrounded by demonstration forest; reduced transit rates and use of University facilities - embrace life on the mountain!

Amenities & Features

- ✓ Elevator
- ✓ Exercise Centre
- ✓ In Suite Laundry

Maintenance Fees Include

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

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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Book a Viewing
scan or call