

COUNTRY RIDGE ESTATES - 3635 BLUE JAY BUILDING

3635 Blue Jay St. · Abbotsford, BC V2T 6T3 · Abbotsford West



Scan to view online



1 FOR SALE
FROM \$850,000

1 SOLD · 12 MO
\$775,000-\$775,000



Unit Mix

3 Bedroom

3 units
2,121 – 2,265 sf
from \$835,000

4 Bedroom

5 units
2,368 – 2,704 sf
from \$580,000

5 Bedroom

1 unit
2,434 – 2,434 sf
from \$940,000

For Sale in Country Ridge Estates - 3635 Blue Jay Building & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$850,000	3 / 3	2121 sf	\$401	21 3635 BLUE JAY STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$775,000	4 / 3ba	2496 sf	\$310	2025-10-27
\$855,000	3 / 3ba	2265 sf	\$377	2025-06-13
\$875,000	4 / 3ba	2610 sf	\$335	2024-04-12
\$830,000	4 / 3ba	2704 sf	\$307	2023-04-25

Value & Financing

Price Positioning

\$401 /sq ft

Active listings here average **\$401/sf** vs **\$492/sf** across Abbotsford West.

18% below area average

Mortgage Snapshot

\$4,071 /mo

Entry price (from)	\$850,000
20% down payment	\$170,000
Rate / amortization	5.24% · 25 yr

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

YEAR BUILT 1999	SUITES 22	CONSTRUCTION Frame - Wood	EXTERIOR Vinyl
TITLE TO LAND Freehold Strata	STRATA PLAN LMS3303	MANAGEMENT Campbell Strata Management Ltd	

Overview

Country Ridge 3635 Blue Jay St, Abbotsford, BC V2T 6R6, Canada LMS3303. Country Ridge is located on Blue Jay Street and Crestview Avenue in a convenient neighbourhood of Abbotsford. Built in 1999, Country Ridge offers 21 homes that are well maintained and professionally managed by Campbell Strata Management: 604-864-0380. Maintenance fees include garbage pickup, management, and gardening.

This is a prime location just minutes away from Apollo Athletic Club, Rogers, McDonalds™s, and Tim Hortons. Transit and major routes are close by and within walking distance. Country Ridge

allows 2 pets with restrictions, but no rentals.آ»¿

Amenities & Features

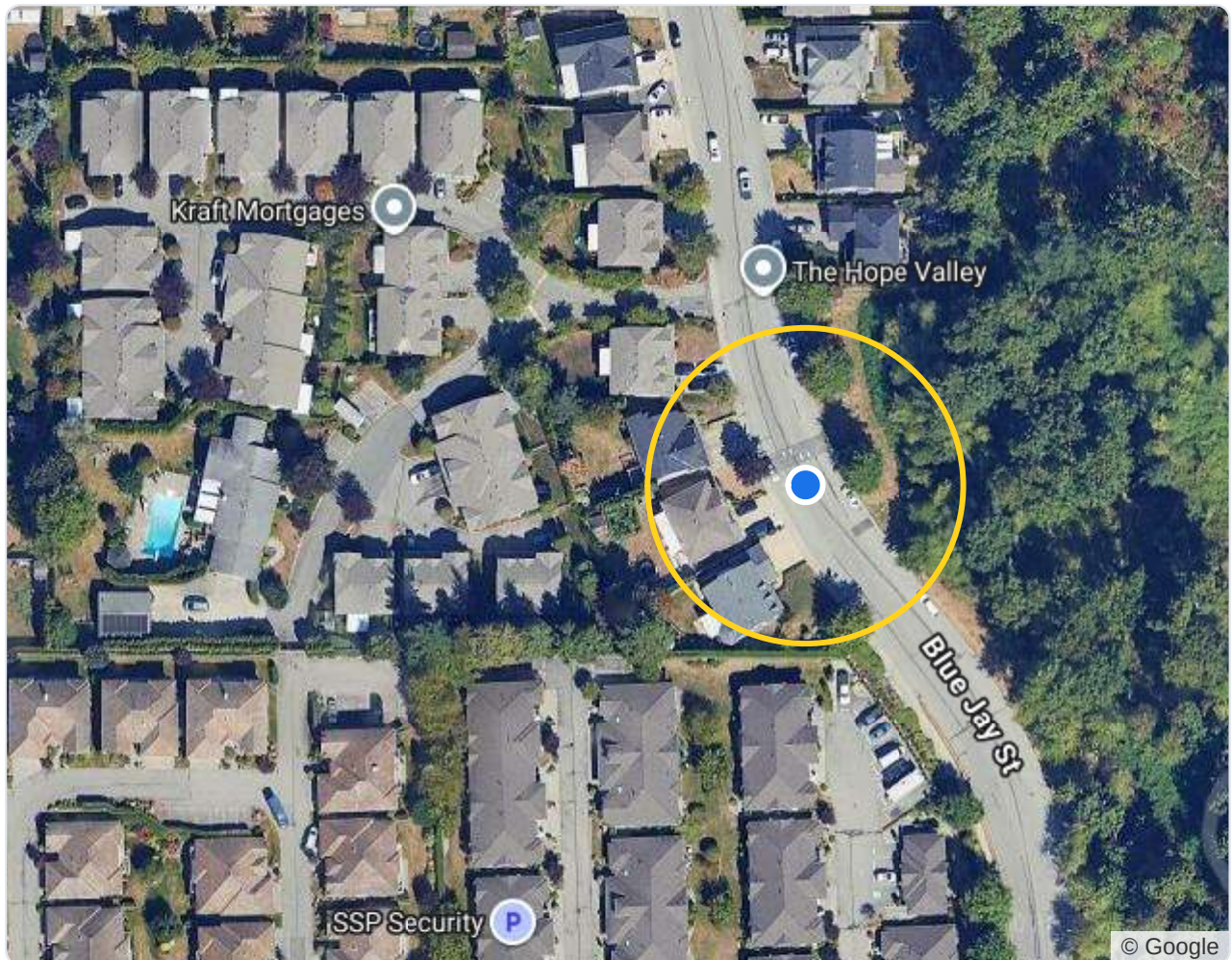
✓ None

Maintenance Fees Include

✓ Garbage Pickup
✓ Management

✓ Gardening

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