

BUILDING BROCHURE

# GRAND CENTRAL

2978 Glen Dr. · Coquitlam, BC V3B 0C3 · North Coquitlam



Scan to view online



**18** FOR SALE  
FROM \$439,900

**21** SOLD · 12 MO  
\$427,250–\$760,000



## Unit Mix

### Studio

1 unit  
593 – 593 sf  
from \$499,000

### 1 Bedroom

36 units  
547 – 715 sf  
from \$427,250

### 2 Bedroom

49 units  
696 – 1,341 sf  
from \$499,000

### 3 Bedroom

12 units  
1,029 – 1,231 sf  
from \$715,000

## For Sale in Grand Central & Complex

18 currently active

| ASKING      | BEDS / BATHS | SIZE    | \$/SF | UNIT / ADDRESS       |
|-------------|--------------|---------|-------|----------------------|
| \$1,199,900 | 2 / 2        | 1341 sf | \$895 | 3401 2968 GLEN DRIVE |
| \$929,800   | 2 / 2        | 1107 sf | \$840 | 3301 2968 GLEN DRIVE |
| \$849,000   | 3 / 2        | 1230 sf | \$690 | 3202 2978 GLEN DRIVE |
| \$799,888   | 3 / 2        | 1037 sf | \$771 | 2605 2978 GLEN DRIVE |
| \$758,000   | 3 / 2        | 1048 sf | \$723 | 2805 2978 GLEN DRIVE |
| \$729,000   | 3 / 2        | 1041 sf | \$700 | 1106 2978 GLEN DRIVE |
| \$638,000   | 2 / 2        | 848 sf  | \$752 | 2607 2978 GLEN DRIVE |
| \$599,900   | 2 / 2        | 851 sf  | \$705 | 605 2968 GLEN DRIVE  |
| \$539,000   | 1 / 1        | 684 sf  | \$788 | 2808 2968 GLEN DRIVE |
| \$510,000   | 1 / 1        | 647 sf  | \$788 | 2102 2978 GLEN DRIVE |

...and 8 more — see all 18 at [bccondos.net/grand-central](https://bccondos.net/grand-central)

## Recently Sold in this Building

| SOLD PRICE | BEDS    | SIZE    | \$/SF | DATE       |
|------------|---------|---------|-------|------------|
| \$427,250  | 1 / 1ba | 625 sf  | \$684 | 2026-07-15 |
| \$450,000  | 1 / 1ba | 653 sf  | \$689 | 2026-06-30 |
| \$715,000  | 3 / 2ba | 1041 sf | \$687 | 2026-06-16 |
| \$565,000  | 2 / 2ba | 850 sf  | \$665 | 2026-06-16 |

## Value & Financing

### Price Positioning

**\$771** /sq ft

Active listings here average **\$771/sf** vs **\$708/sf** across North Coquitlam.

9% above area average

### Mortgage Snapshot

**\$2,107** /mo

Entry price (from) **\$439,900**

20% down payment **\$87,980**

Rate / amortization **5.24% · 25 yr**

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

|                                                              |                                         |                                                |                                                 |
|--------------------------------------------------------------|-----------------------------------------|------------------------------------------------|-------------------------------------------------|
| YEAR BUILT<br><b>2009</b>                                    | LEVELS<br><b>28</b>                     | SUITES<br><b>181</b>                           | CONSTRUCTION<br><b>Concrete</b>                 |
| EXTERIOR<br><b>Concrete</b>                                  | TITLE TO LAND<br><b>Freehold Strata</b> | STRATA PLAN<br><b>BCS3495</b>                  | DEVELOPER<br><b>Intergulf Development Group</b> |
| ARCHITECT<br><b>Lawrence Doyle Yonge + Wright Architects</b> |                                         | MANAGEMENT<br><b>First Service Residential</b> |                                                 |

## Overview

Grand Central One - 2978 Glen Drive, Coquitlam, BC V3B 0C3, 28 levels, 175 units, built 2009. With clean, crisp architecture and luxury living, Intergulf's new majestic towers rise up in the town center neighborhood of North Coquitlam, at the corner of Glen Drive and Johnson Street. With inventive architecture by Laurence Doyle Architects and exquisite interiors by Cristina Oberti Interior Design, Grand Central will soon be recognized as a landmark building in Coquitlam.

The three towers are designed at differing heights of 28 and 32 storeys and to offer a stunning selection of one to three bedroom condos ranging from 631 to 1,581 square feet, as well as a rich mix of retail suites, office areas and commercial spaces. Contemporary interiors feature open-plan layouts and sophisticated finishes, including gourmet kitchens and luxurious bathrooms with granite countertops, sleek stainless steel appliances, and porcelain tile floors. Expansive floor-to-ceiling windows bring in natural light and spacious balconies provide extra space for outdoor living.

Grand Central condos have exclusive amenity spaces in each tower that includes a fitness studio, a movie-theatre, lounge and bar, and party room. Also, three towers share amenities that include an outdoor swimming pool, hot tub, his and her outdoor change rooms, a rooftop garden, children's play area, 24 hour emergency caretaker, and garden plots for homeowners to grow their own flowers and herbs.

«»»»

- ✓ Bike Room
- ✓ Exercise Centre
- ✓ In Suite Laundry
- ✓ Elevator
- ✓ Garden

|             |                  |
|-------------|------------------|
| ✓ Caretaker | ✓ Garbage Pickup |
| ✓ Gardening | ✓ Gas            |
| ✓ Hot Water | ✓ Management     |

## Location



**Les Twarog**

RE/MAX Crest Realty · BC Condos & Homes Team

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



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