

BUILDING BROCHURE

KNIGHT LODGE

45660 Knight Rd. · Sardis, BC V2R 2X4 · Sardis West Vedder Rd



Scan to view online



3 FOR SALE
FROM \$269,900

3 SOLD · 12 MO
\$265,000–\$362,500



Unit Mix

2 Bedroom

20 units
971 – 1,509 sf
from \$260,000

3 Bedroom

1 unit
1,403 – 1,403 sf
from \$366,000

For Sale in Knight Lodge & Complex

3 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$339,900	2 / 2	1225 sf	\$277	306 45660 KNIGHT ROAD
\$299,900	2 / 1	987 sf	\$304	203 45660 KNIGHT ROAD
\$269,900	2 / 1	987 sf	\$273	103 45660 KNIGHT ROAD

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$265,000	2 / 1ba	1170 sf	\$226	2026-03-10
\$362,500	2 / 2ba	1509 sf	\$240	2026-03-03
\$355,000	2 / 2ba	1168 sf	\$304	2026-02-01
\$482,000	2 / 2ba	1502 sf	\$321	2025-06-23

Value & Financing

Price Positioning

\$285 /sq ft

Active listings here average \$285/sf vs \$406/sf across Sardis West Vedder Rd.

30% below area average

Mortgage Snapshot

\$1,293 /mo

Entry price (from) \$269,900

20% down payment \$53,980

Rate / amortization 5.24% · 25 yr

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

YEAR BUILT 1989	LEVELS 4	SUITES 30	CONSTRUCTION Frame - Wood
EXTERIOR Vinyl	TITLE TO LAND Freehold Strata	STRATA PLAN NWS3037	

Overview

Knight Lodge - 45660 Knight Road, Chilliwack, BC V2R 6E7, NWS3037 - located in Sardis West Vedder Rd area of Sardis. Knight Lodge is minutes to Chilliwack Mall, Cottonwood Mall, Safeway, Real Canadian Superstore, restaurants, transit, specialty stores, novelty stores, and banks. Easy access to Trans-Canada Hwy1 via Vedder Road. Close to walking trails and Skowkale Indian Reserve 11. This 4-level, 30 unit condo building was built in 1989. A new roof was installed in 2010 making this 55+ seniors building dry for another 20 years. Some of the features are open space concept on the main floor, in-suite laundry, secured underground parking, gas fireplace, laminate floors and carpets. Some units offer walk-in closets and nice mountain views. The complex have meeting room, guest suite and attached workshop.

Crossroads are Vedder Road and Knight Road.

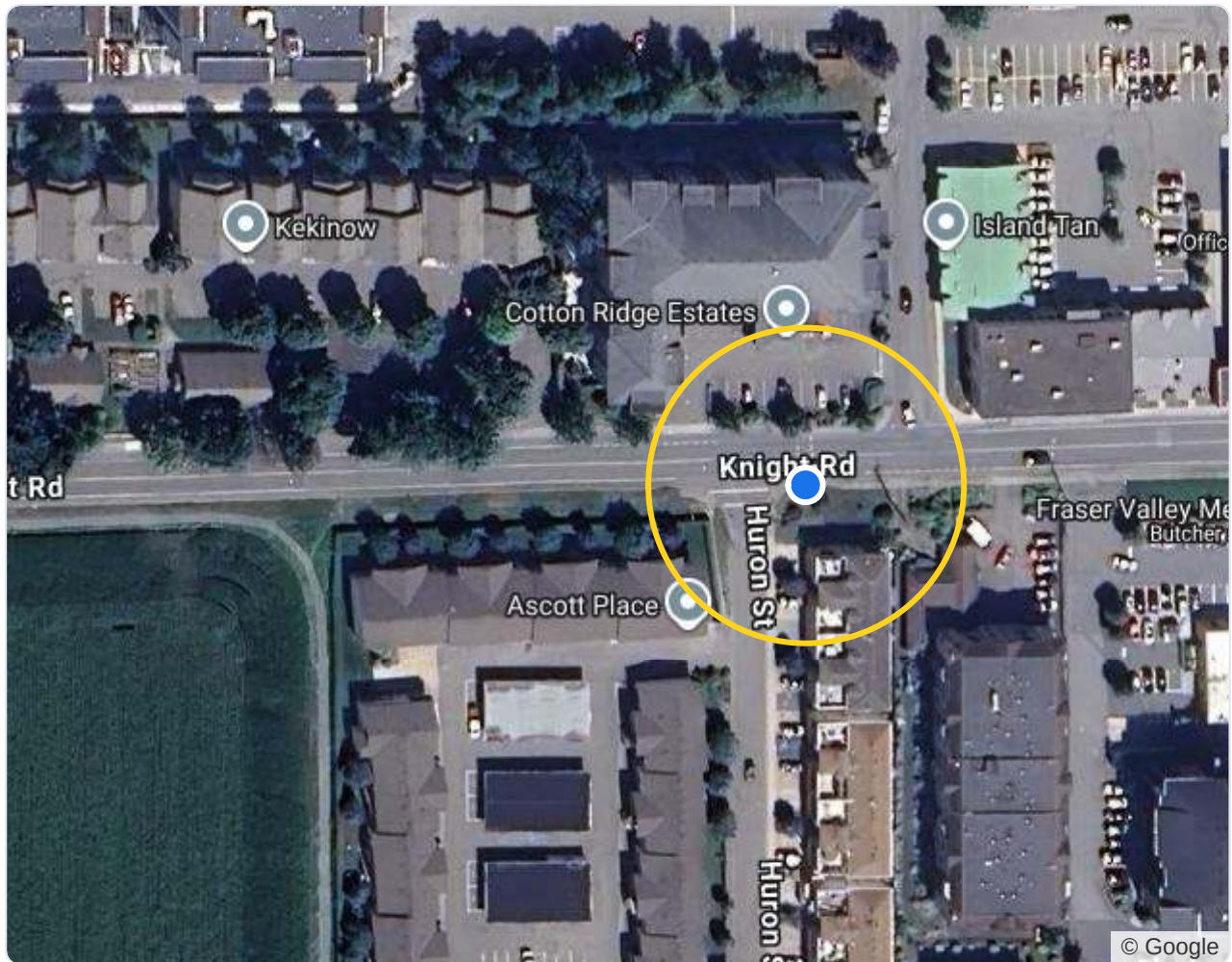
Amenities & Features

- | | |
|--------------------|---------------|
| ✓ Elevator | ✓ Guest Suite |
| ✓ In Suite Laundry | ✓ Storage |

Maintenance Fees Include

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

Location



Les Twarog

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