

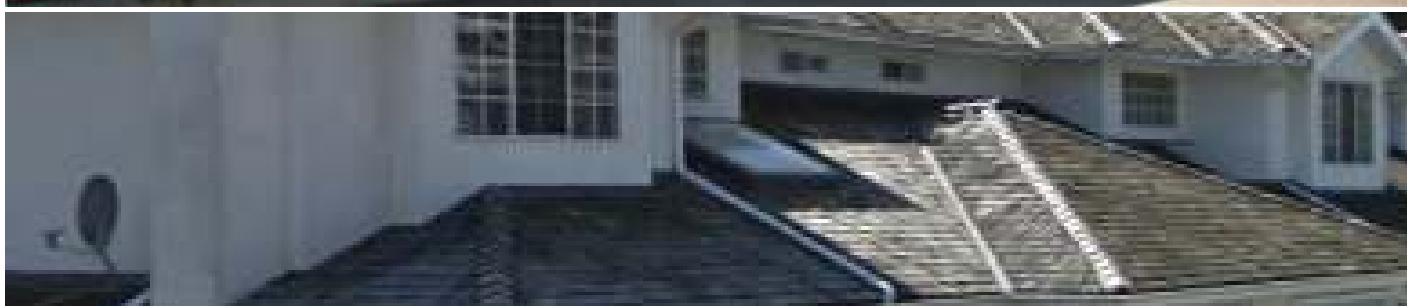
BUILDING BROCHURE

MADISON ESTATES

7531 No 1 Rd. · Richmond, BC V7C 1T7 · Quilchena RI



Scan to view online



1 FOR SALE
FROM \$1,108,888

1 SOLD · 12 MO
\$1,018,000–\$1,018,000

12-MO SOLD TREND
-18.2

Unit Mix

3 Bedroom

3 units

1,764 – 1,782 sf

from \$1,018,000

For Sale in Madison Estates & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$1,108,888	3 / 3	1764 sf	\$629	5 7531 NO. 1 ROAD

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$1,018,000	3 / 3ba	1782 sf	\$571	2026-02-10
\$1,245,000	3 / 3ba	1780 sf	\$699	2023-05-29

Value & Financing

Price Positioning

\$629 /sq ft

Active listings here average \$629/sf vs \$762/sf across Quilchena RI.

17% below area average

Mortgage Snapshot

\$5,311 /mo

Entry price (from) \$1,108,888

20% down payment \$221,778

Rate / amortization 5.24% · 25 yr

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

YEAR BUILT 1989	LEVELS 2	SUITES 6	CONSTRUCTION Frame - Wood
EXTERIOR Stucco	TITLE TO LAND Freehold Strata	STRATA PLAN NWS2888	MANAGEMENT Confidential

Overview

Madison Estates - 7531 No.1 Rd, Richmond, BC V7C 1T7. Strata No NWS2888. Built in 1989. Two levels. Frame-wood construction. This is a only 6 unit complex that is conveniently located close to schools, recreation and shopping. Self-managed Townhouse Strata. 40 year guarantee roof that is only 1 1/2 years old. Maintenance fee includes gardening and management. Pets and rentals

are permitted. Quilchena Elementary, Grauer Elementary, James Gilmore Elementary, Quilchena Golf and Country club, Hugh Boyd Elementary, West Richmond Community centre, Hugh Boyd Park, West Richmond Pitch and Putt, McKay Elementary, Blundell pizza, Burnett Secondary, Blair Elementary, Thompson Community centre, Montessori preschool, Fitness centre, Blundell Elementary, Canada Safeway Limited, Shoppers drug mart are close by.

Crossroads Granville Ave and Blundell Rd

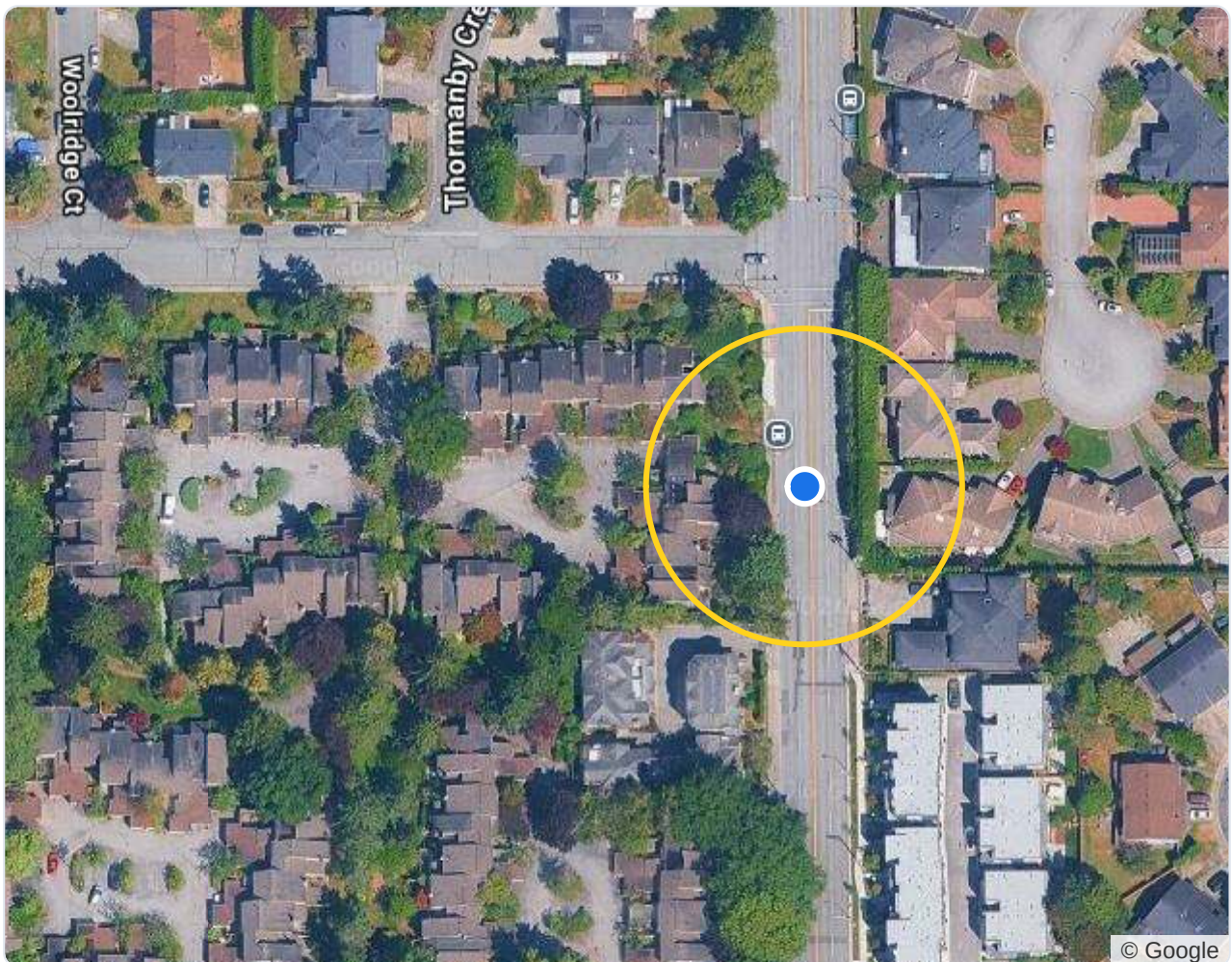
Amenities & Features

✓ None

Maintenance Fees Include

✓ Other

Location





Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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