

BUILDING BROCHURE

MAYMONT MANOR

611 Blackford St. · New Westminster, BC V3M 1R7 · Uptown NW



2 FOR SALE
FROM \$326,900

12-MO SOLD TREND
41.7

Unit Mix

Studio 4 units 444 – 514 sf from \$245,000	1 Bedroom 6 units 505 – 737 sf from \$290,000	2 Bedroom 4 units 775 – 888 sf from \$411,000
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For Sale in Maymont Manor & Complex

2 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$449,000	2 / 1	888 sf	\$506	101 611 BLACKFORD STREET
\$326,900	1 / 1	621 sf	\$526	208 611 BLACKFORD STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$418,000	2 / 1ba	790 sf	\$529	2025-03-11
\$411,000	2 / 1ba	777 sf	\$529	2024-11-05
\$299,900	— / 1ba	514 sf	\$583	2024-09-29
\$440,000	2 / 1ba	775 sf	\$568	2024-09-22

Value & Financing

Price Positioning \$516 /sq ft Active listings here average \$516/sf vs \$691/sf across Uptown NW. 25% below area average	Mortgage Snapshot \$1,566 /mo Entry price (from) \$326,900 20% down payment \$65,380 Rate / amortization 5.24% · 25 yr <i>Estimate only — not a lending offer. Rate illustrative; confirm with your mortgage advisor.</i>
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YEAR BUILT 1964	LEVELS 4	SUITES 36	CONSTRUCTION Frame - Wood
EXTERIOR Stucco	TITLE TO LAND Freehold Strata	STRATA PLAN BCS3239	MANAGEMENT Obsidian Property Management Ltd.

Overview

Maymont Manor - 611 Blackford St, New Westminster, BC V3M 1R7, Canada BCS3239. Maymont Manor is located on Blackford Street and 6th Street in a convenient neighbourhood of New Westminster. Built in 1964, Maymont Manor has 4 levels and contains 36 homes. Maymont Manor is located near Tipperary Park, New Westminster Public Library, Save On Foods, McDonalds, Moonrakers Pub, and Royal City Centre Shopping Centre. Transit and major routes are within walking distance. Features of Maymont Manor includes shared laundry and storage.

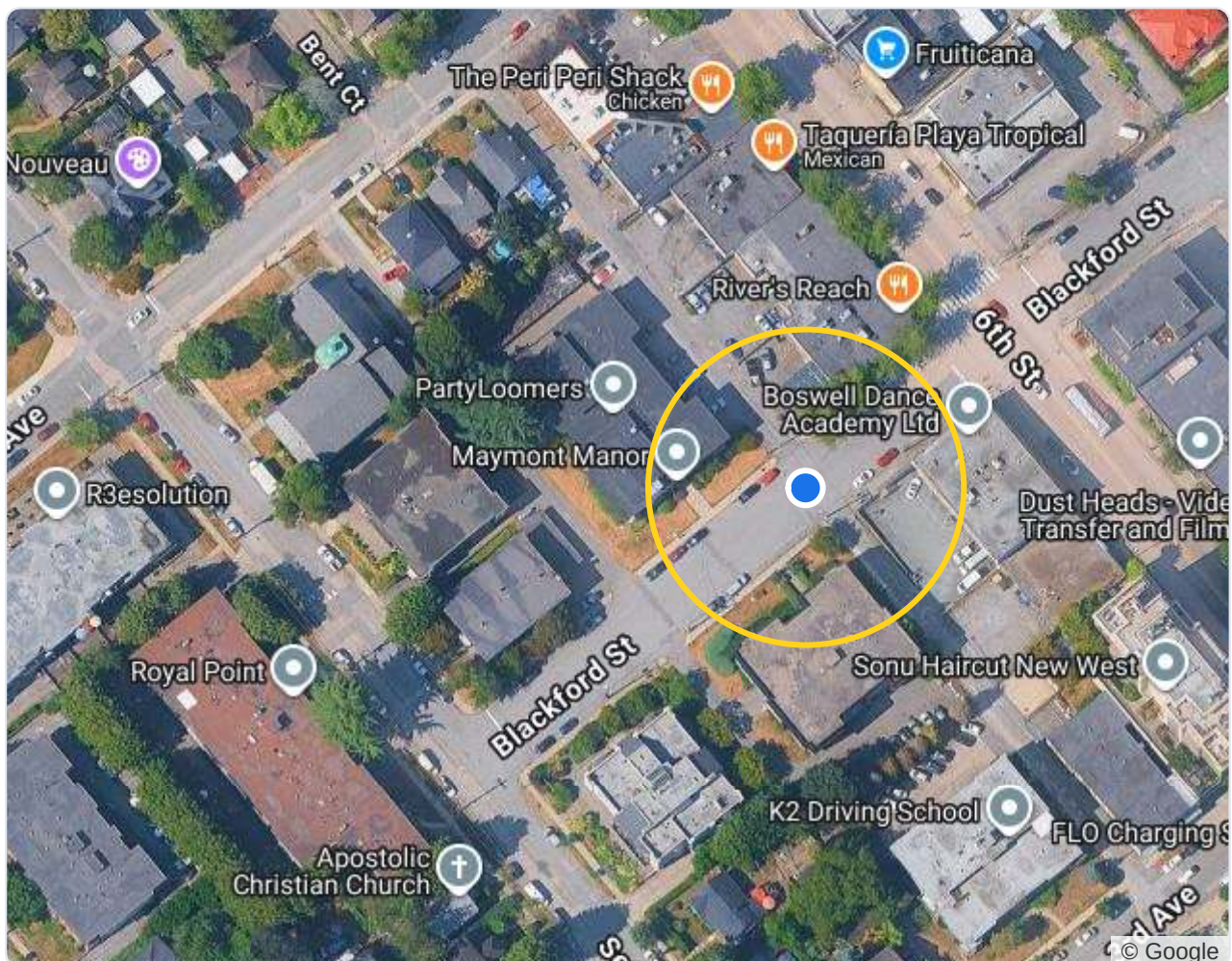
Amenities & Features

✓ None

Maintenance Fees Include

- | | |
|-------------------|--------------|
| ✓ Cable/satellite | ✓ Caretaker |
| ✓ Garbage Pickup | ✓ Gardening |
| ✓ Gas | ✓ Heat |
| ✓ Hot Water | ✓ Management |

Location





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RE/MAX Crest Realty · BC Condos & Homes Team

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Book a Viewing
scan or call