

BUILDING BROCHURE

# PARKSIDE GREENE

3888 Norfolk St. · Burnaby, BC V5G 1E5 · Central BN



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**2** FOR SALE  
FROM \$774,900

**4** SOLD · 12 MO  
\$598,000–\$802,000

  
12-MO SOLD TREND  
19.7

# Unit Mix

|                                                                      |                                                                         |                                                                         |
|----------------------------------------------------------------------|-------------------------------------------------------------------------|-------------------------------------------------------------------------|
| <b>1 Bedroom</b><br>2 units<br>579 – 633 sf<br><b>from \$550,000</b> | <b>2 Bedroom</b><br>28 units<br>773 – 1,238 sf<br><b>from \$598,000</b> | <b>3 Bedroom</b><br>1 unit<br>1,386 – 1,386 sf<br><b>from \$833,800</b> |
|----------------------------------------------------------------------|-------------------------------------------------------------------------|-------------------------------------------------------------------------|

# For Sale in Parkside Greene & Complex

2 currently active

| ASKING           | BEDS / BATHS | SIZE    | \$/SF | UNIT / ADDRESS          |
|------------------|--------------|---------|-------|-------------------------|
| <b>\$775,000</b> | 2 / 2        | 1027 sf | \$755 | 225 3888 NORFOLK STREET |
| <b>\$774,900</b> | 2 / 2        | 1096 sf | \$707 | 207 3888 NORFOLK STREET |

# Recently Sold in this Building

| SOLD PRICE       | BEDS    | SIZE    | \$/SF | DATE       |
|------------------|---------|---------|-------|------------|
| <b>\$700,000</b> | 2 / 2ba | 932 sf  | \$751 | 2026-06-26 |
| <b>\$745,000</b> | 2 / 2ba | 1028 sf | \$725 | 2026-05-14 |
| <b>\$598,000</b> | 2 / 1ba | 773 sf  | \$774 | 2026-02-12 |
| <b>\$802,000</b> | 2 / 2ba | 1019 sf | \$787 | 2025-12-08 |

# Value & Financing

|                                                                                                                                                                        |                                                                                                                                                                                                                                                                              |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Price Positioning</b><br><b>\$731</b> /sq ft<br>Active listings here average <b>\$731/sf</b> vs <b>\$972/sf</b> across Central BN.<br><b>25% below area average</b> | <b>Mortgage Snapshot</b><br><b>\$3,711</b> /mo<br>Entry price (from) <b>\$774,900</b><br>20% down payment <b>\$154,980</b><br>Rate / amortization <b>5.24% · 25 yr</b><br><i>Estimate only — not a lending offer. Rate illustrative; confirm with your mortgage advisor.</i> |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

|                                  |                                                |                                      |                                            |
|----------------------------------|------------------------------------------------|--------------------------------------|--------------------------------------------|
| <b>YEAR BUILT</b><br><b>2012</b> | <b>LEVELS</b><br><b>3</b>                      | <b>SUITES</b><br><b>35</b>           | <b>CONSTRUCTION</b><br><b>Frame - Wood</b> |
| <b>EXTERIOR</b><br><b>Wood</b>   | <b>TITLE TO LAND</b><br><b>Freehold Strata</b> | <b>STRATA PLAN</b><br><b>BCS4023</b> |                                            |

## Overview

Parkside Greene - 3888 Norfolk Street, Burnaby, BC V5G 1E5, BCS4023 - Located in a privacy of a cosy cul-de-sac on Norfolk Street just next to Broadview Park in Central BN subarea of Burnaby North. Short distance to banks, coffee shops, pharmacy, quick-stop grocery stores and food markets. Take-out food and restaurants include Burnaby Palace, James Street Caf   and Grill, Manoli's Taverna, Agra Tandoori and Wendy's restaurant. Schools nearby are Renfrew Community Elementary and Windermere Community Secondary. Enjoy the numerous hiking trails and tranquility of the demonstration forest surrounding the SFU campus. Close to Trans-Canada Highway and other routes providing access and easy commutes to the rest of Burnaby, Vancouver and North Vancouver. Complex is also close to Carlton and Burnaby General Hospitals, Charlie's Chocolate Factory, Lifefits Fitness Centre, Happy Corner Pre-School, St Andrew's Childcare Centre, Reach For The Stars Montessori, Avondale and Falaise Parks. One Parkside Greene is a three level townhome complex built in 2012 that offering 19 contemporary designed, bright and spacious homes featuring Open floor plans designed with an elegant combination of west coast inspired finishes, numerous windows providing an abundance of natural light, built in cabinetry, ground level units include private patios while upper units have large exterior balconies, soaring nine foot ceilings create a roomy atmosphere, relaxing bathrooms, worry-free security system including parking. Maintenance fees include garbage pickup and management. Enjoy sophisticated urban living and the benefits of living at Parkside Greene - spectacular location, sustainable community - embrace life in the heart of Burnaby!

## Amenities & Features

✓ None

## Maintenance Fees Include

- ✓ Gardening

- ✓ Management

## Location



**Les Twarog**

RE/MAX Crest Realty · BC Condos & Homes Team

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



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