

BUILDING BROCHURE

PARKSIDE - 3168 268TH BUILDING

3168 268th St. · Langley, BC V4W 3S1 · Aldergrove Langley



1 FOR SALE
FROM \$549,000

Unit Mix

3 Bedroom

1 unit
1,169 – 1,169 sf
from \$549,000

For Sale in Parkside - 3168 268th Building & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$549,000	3 / 2	1169 sf	\$470	1 3168 268 STREET

Value & Financing

Price Positioning

\$470 /sq ft

Active listings here average **\$470/sf** vs **\$674/sf** across Aldergrove Langley.

30% below area average

Mortgage Snapshot

\$2,629 /mo

Entry price (from)	\$549,000
20% down payment	\$109,800
Rate / amortization	5.24% · 25 yr

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

YEAR BUILT 1978	LEVELS 2	SUITES 8	CONSTRUCTION Frame - Wood
EXTERIOR Wood	TITLE TO LAND Freehold Strata	STRATA PLAN NWS747	

Overview

Parkside - 3168 268 Street Langley, BC V4W 3S1, NWS747 - Located on 268 Street and 32 Avenue in the popular Aldergrove neighbourhood in Langley. Parkside offers eight townhomes built in 1978 in a self managed complex. This is a great location close to schools at all levels, Save-On-Foods, library, church, parks, Aldergrove Community Centre, restaurants, all your shopping needs and more! Direct access to major transportation routes including Fraser Highway, allows an easy commute to surrounding destinations. Most homes feature two levels, in-suite laundry, extra storage space, private backyards, single carports and spacious decks. Complex features include visitor parking and manicured grounds. Parkside offers comfortable townhome living for the whole family!

Amenities & Features

✓ None

Maintenance Fees Include

✓ Garbage Pickup
✓ Management

✓ Gardening

Location



Les Twarog

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