

BUILDING BROCHURE

ROYAL ALBERT TOWERS

31 Elliot St. · New Westminster, BC V3L 5C9 · Downtown NW



Scan to view online



3 FOR SALE
FROM \$569,000

4 SOLD · 12 MO
\$515,000–\$588,000



12-MO SOLD TREND
-14.4

Unit Mix

2 Bedroom

26 units
967 – 1,464 sf
from \$450,000

For Sale in Royal Albert Towers & Complex

3 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$699,000	2 / 2	1464 sf	\$477	1203 31 ELLIOT STREET
\$599,000	2 / 2	990 sf	\$605	701 31 ELLIOT STREET
\$569,000	2 / 2	990 sf	\$575	701 31 ELLIOT STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$515,000	2 / 2ba	999 sf	\$516	2026-07-11
\$588,000	2 / 2ba	1020 sf	\$576	2026-06-28
\$562,500	2 / 2ba	1001 sf	\$562	2026-05-25
\$540,000	2 / 2ba	967 sf	\$558	2025-09-28

Value & Financing

Price Positioning

\$552 /sq ft

Active listings here average **\$552/sf** vs **\$682/sf** across Downtown NW.

19% below area average

Mortgage Snapshot

\$2,725 /mo

Entry price (from) **\$569,000**

20% down payment **\$113,800**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 1974	LEVELS 12	SUITES 45	CONSTRUCTION Concrete
EXTERIOR Concrete	TITLE TO LAND Freehold Strata	STRATA PLAN NWS317	

Overview

Royal Albert - 31 Elliot Street New Westminster, BC V3L 5C9, NWS317 - Located in the heart of downtown New Westminster on Elliot Street and Clarkson Street. This is a central location that is just minutes to transit, Royal Columbia Hospital, recreation, restaurants, schools at all levels including Douglas College, Holland Shopping Centre, Queens Park and more! Direct access to highways allows an easy commute to surrounding destinations including Richmond, Ladner and Surrey. Royal Albert stands 12 storeys high with 45 homes built in 1975. Most homes feature spacious floor plans, in-suite laundry, laminate flooring and large enclosed balconies that boast beautiful river, mountain and city views. This is a well maintained concrete building with quality finishing and recent updates including a newer roof and replaced boilers. There are many great building features including underground parking, wheelchair access, manicured gardens, elevators, storage, a clubhouse, sauna, steam room and visitor parking.

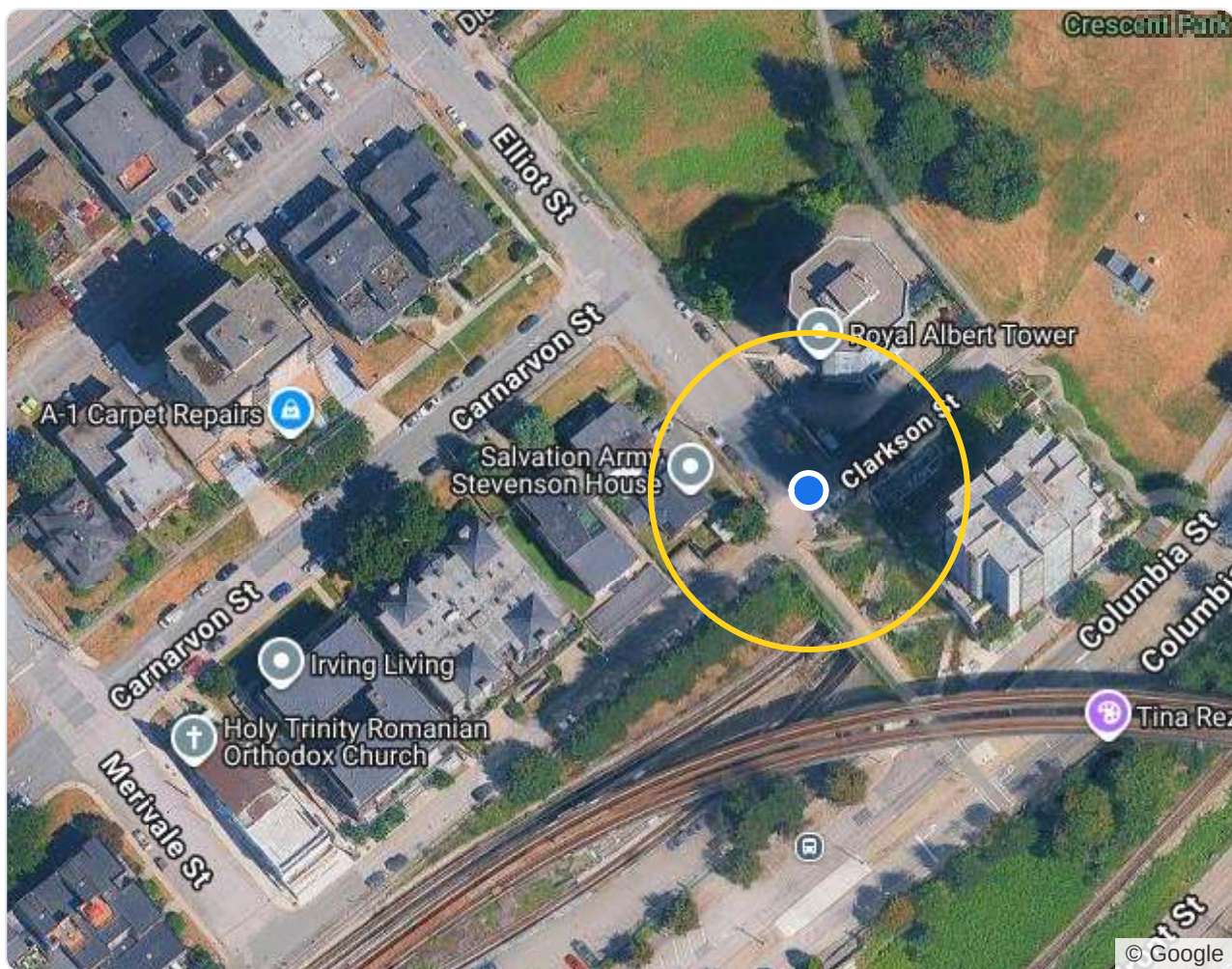
Amenities & Features

- | | |
|--------------------|--------------------|
| ✓ Elevator | ✓ In Suite Laundry |
| ✓ Sauna/steam Room | ✓ Storage |

Maintenance Fees Include

- | | |
|-------------|------------------|
| ✓ Caretaker | ✓ Garbage Pickup |
| ✓ Gardening | ✓ Heat |
| ✓ Hot Water | ✓ Management |

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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