

BUILDING BROCHURE

SANTA CLARA

5240 Oakmount Cres. · Burnaby, BC V5H 4S1 · Oaklands



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1 FOR SALE
FROM \$1,549,000

12-MO SOLD TREND
43.2

Unit Mix

3 Bedroom

3 units
2,407 – 2,494 sf
from \$1,278,000

4 Bedroom

9 units
1,826 – 2,416 sf
from \$1,100,000

For Sale in Santa Clara & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$1,549,000	4 / 4	2057 sf	\$753	19 5240 OAKMOUNT CRESCENT

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$1,575,000	4 / 3ba	1861 sf	\$846	2024-10-02
\$1,528,000	4 / 4ba	1937 sf	\$789	2023-09-05
\$1,447,000	4 / 4ba	2106 sf	\$687	2023-06-18
\$1,588,000	3 / 3ba	2440 sf	\$651	2022-02-14

Value & Financing

Price Positioning

\$753 /sq ft

Active listings here average **\$753/sf** vs **\$872/sf** across Oaklands.

14% below area average

Mortgage Snapshot

\$7,419 /mo

Entry price (from) **\$1,549,000**

20% down payment **\$309,800**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 1996	LEVELS 3	SUITES 40	CONSTRUCTION Frame - Wood
EXTERIOR Wood	TITLE TO LAND Freehold Strata	STRATA PLAN LMS2562	DEVELOPER Polygon
MANAGEMENT Self Managed			

Overview

Santa Clara is located at 5240 Oakmount Crescent, Burnaby, BC, V5H 4S1, LMS2562 - Located on Oakmount Crescent and Royal Oak Avenue in the popular Oaklands subarea of Burnaby South - a vibrant urban community filled with local amenities, entertainment venues, recreational facilities, schools, shopping and restaurants within a short distance. Santa Clara is also close to theatres, libraries and numerous parks for outdoor enjoyment. The notable landmarks around Santa Clara include the Burnaby Lyric Opera, SilverCity Metropolis Cinemas, South Burnaby Lawn Bowling

Club, Central Park Pitch and Putt, Swangard Stadium, BCIT, Metropolis at Metrotown and the Deer Lake Park. Direct access to Royal Oak Avenue and other major routes allows for easy commute to surrounding destinations including Vancouver, Richmond and New Westminster. Santa Clara is close to Burnaby Central Secondary and Marlborough Elementary Schools, Nelson Avenue Daycare, Tiny Town Childcare Centre, In Joy Montessori Child Care, Deer Lake and Burnaby Central Parks, Shadbolt Centre For The Arts, Royal Oak Medical Centre and a wide variety of ethnic restaurants including IHOP, Royal Oak Sushi House, Au Wing Kee, Sushi Oyama, New Age Chinese Cuisine, Jang Mo Jib and many others. Santa Clara is a three level townhome complex built in 1996 by Polygon that consists of 40 units featuring 9' ceilings, gas fireplace, in suite laundry, large walk-in closet, countless storage spots, built in vacuum, double garage and fenced backyard. Convenient location, beautiful views, onsite amenities - move to Santa Clara today!

Amenities & Features

✓ None

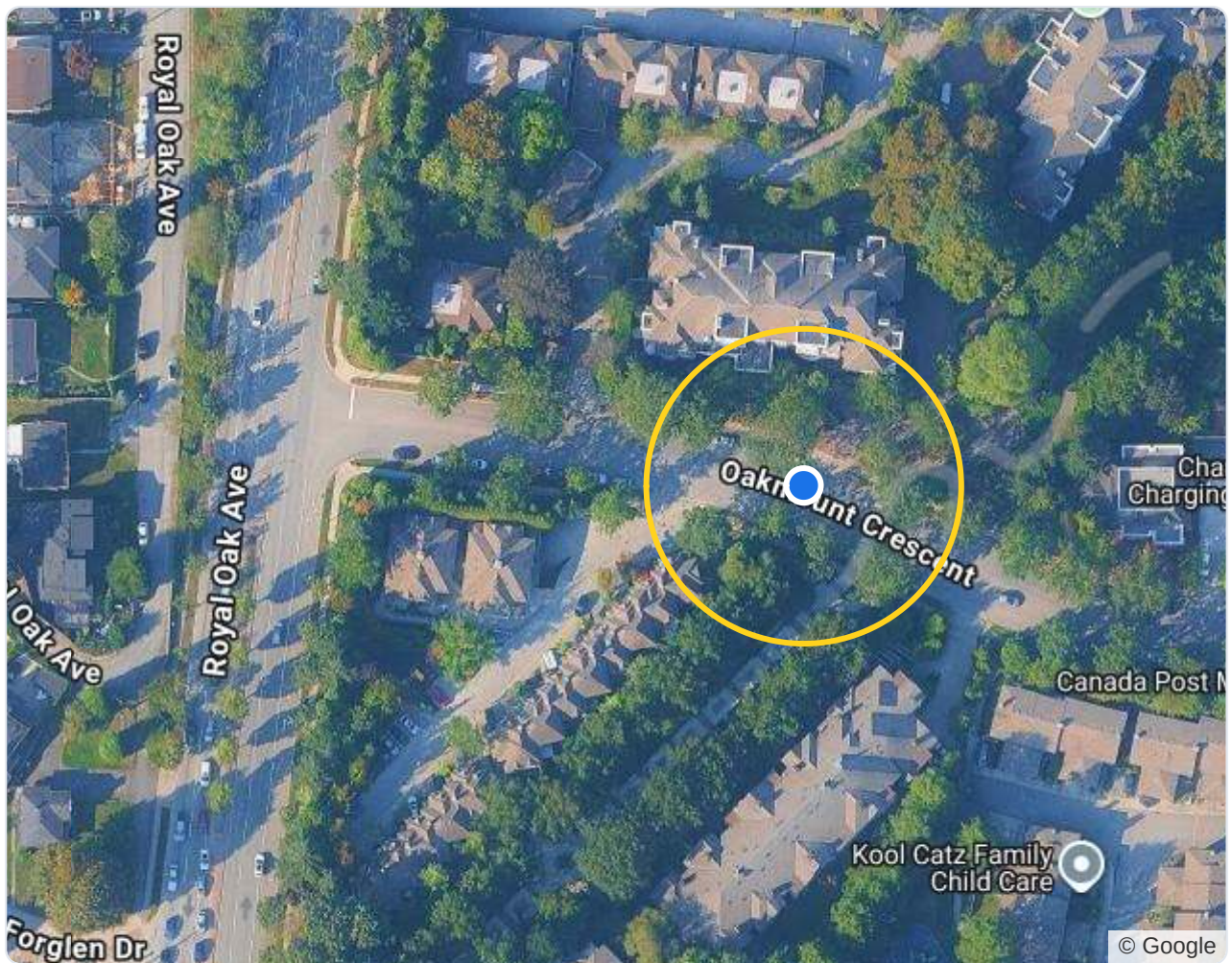
Maintenance Fees Include

✓ Garbage Pickup

✓ Gardening

✓ Management

Location



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