

BUILDING BROCHURE

SOMMERSIDE

7360 Gilbert Rd. · Richmond, BC V7C 3W2 · Brighthouse South



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1 FOR SALE
FROM \$929,000

12-MO SOLD TREND
55.4

Unit Mix

3 Bedroom

2 units
1,059 – 1,292 sf
from \$650,000

4 Bedroom

1 unit
1,496 – 1,496 sf
from \$929,000

For Sale in Sommerside & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$929,000	4 / 3	1496 sf	\$621	5 7360 GILBERT ROAD

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$1,010,000	3 / 3ba	1292 sf	\$782	2024-02-26
\$650,000	3 / 2ba	1059 sf	\$614	2021-08-02

Value & Financing

Price Positioning

\$621 /sq ft

Active listings here average **\$621/sf** vs **\$799/sf** across Brighthouse South.

22% below area average

Mortgage Snapshot

\$4,449 /mo

Entry price (from) **\$929,000**

20% down payment **\$185,800**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 1998	SUITES 12	CONSTRUCTION Frame - Wood	EXTERIOR Vinyl
TITLE TO LAND Freehold Strata	STRATA PLAN LMS3732	MANAGEMENT Citybase Management Ltd.	

Overview

Somerside - 7360 Gilbert rd, Richmond, BC V7C 3W5. Strata No LMS3732. Built in 1998. Frame-wood construction. This complex is located in Brighthouse South area of Richmond. Close to Richmond Center, public library, Ferris Elementary, Blundell Elementary and Richmond Secondary. Monoru park, Brighthouse park, Gateway theatre, Canada Safeway, City Hall, Shoppers drug mart

are minutes away. A lot of restaurants, such as McDonald's, Bamboo Grove, Spicy Schezuan, Shanghai kitchen, Beard Papa's, Sakura sushi are in the neighbourhood. The bus stop is steps away and the Brighthouse skytrain station is minutes way from the complex. Maintenance fee includes garbage pickup, management, gas and gardening. Twelve units in strata and in development.

Crossroads Granville Ave and Blundell Rd

Amenities & Features

✓ None

Maintenance Fees Include

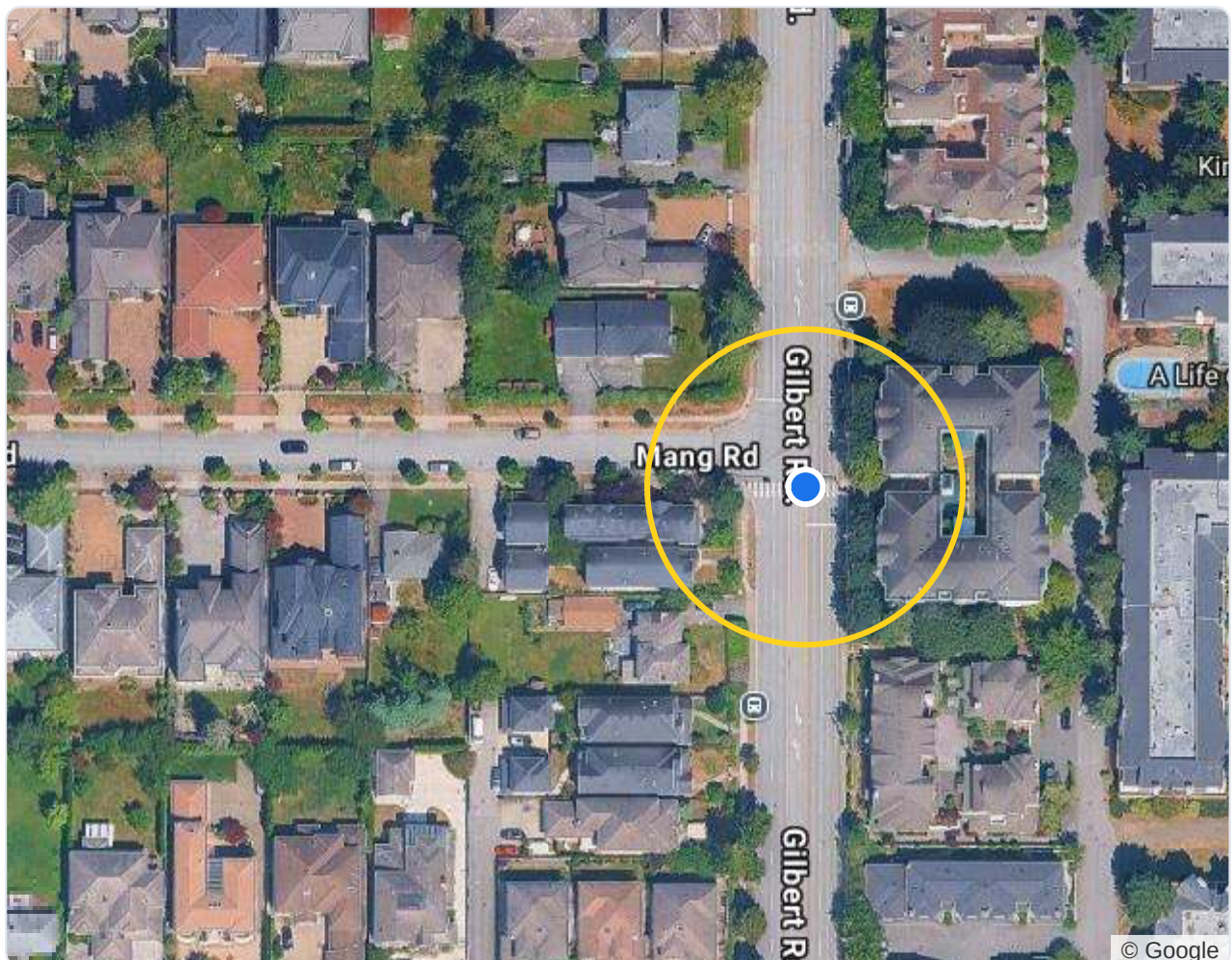
✓ Garbage Pickup

✓ Gas

✓ Gardening

✓ Management

Location





Les Twarog

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