

BUILDING BROCHURE

HAWTHORNE - 8915 202ND BUILDING

8915 202nd St. · Langley, BC V1M 0A4 · Walnut Grove



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3 FOR SALE
FROM \$360,000

6 SOLD · 12 MO
\$470,000-\$565,000



Unit Mix

1 Bedroom

54 units

416 – 839 sf

from \$325,000

2 Bedroom

27 units

826 – 1,000 sf

from \$450,000

For Sale in Hawthorne - 8915 202nd Building & Complex

3 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$445,000	1 / 1	721 sf	\$617	322 8915 202 STREET
\$439,000	1 / 1	694 sf	\$633	402 8915 202 STREET
\$360,000	1 / 1	580 sf	\$621	203 8915 202 STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$525,000	2 / 2ba	838 sf	\$626	2026-06-13
\$478,500	1 / 1ba	741 sf	\$646	2026-05-08
\$475,000	1 / 1ba	788 sf	\$603	2026-03-21
\$470,000	1 / 1ba	736 sf	\$639	2026-01-28

Value & Financing

Price Positioning

\$623 /sq ft

Active listings here average **\$623/sf** vs **\$642/sf** across Walnut Grove.

3% below area average

Mortgage Snapshot

\$1,724 /mo

Entry price (from) **\$360,000**

20% down payment **\$72,000**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 2009	LEVELS 4	SUITES 120	CONSTRUCTION Frame - Wood
EXTERIOR Vinyl	TITLE TO LAND Freehold Strata	STRATA PLAN BCS3591	MANAGEMENT Tml Management Group Ltd.

Overview

The Hawthorne - 8915 202 St, Langley, BC V1M 4B5, BCS3591. Located on 202 Street and 88 Avenue east in a convenient neighbourhood of Walnut Grove. The Hawthorne built in 2009, offers 120 homes that are well maintained and professionally managed by Baywest: 604-591-6060. This is a prime location just minutes away from Colossus Langley, Old Spaghetti Factory, Total Fitness & Health Centre, The Keg Steakhouse & Bar, Wired Monk, and Langley Travelodge. Transit and

major routes are close by and within walking distance. Maintenance Fees at The Hawthorne include garbage pickup, gardening, hot water, and management. Features of The Hawthorne include a elevator, in-suite laundry, playground, and storage. Restrictions of The Hawthorne include two pets. i»¿

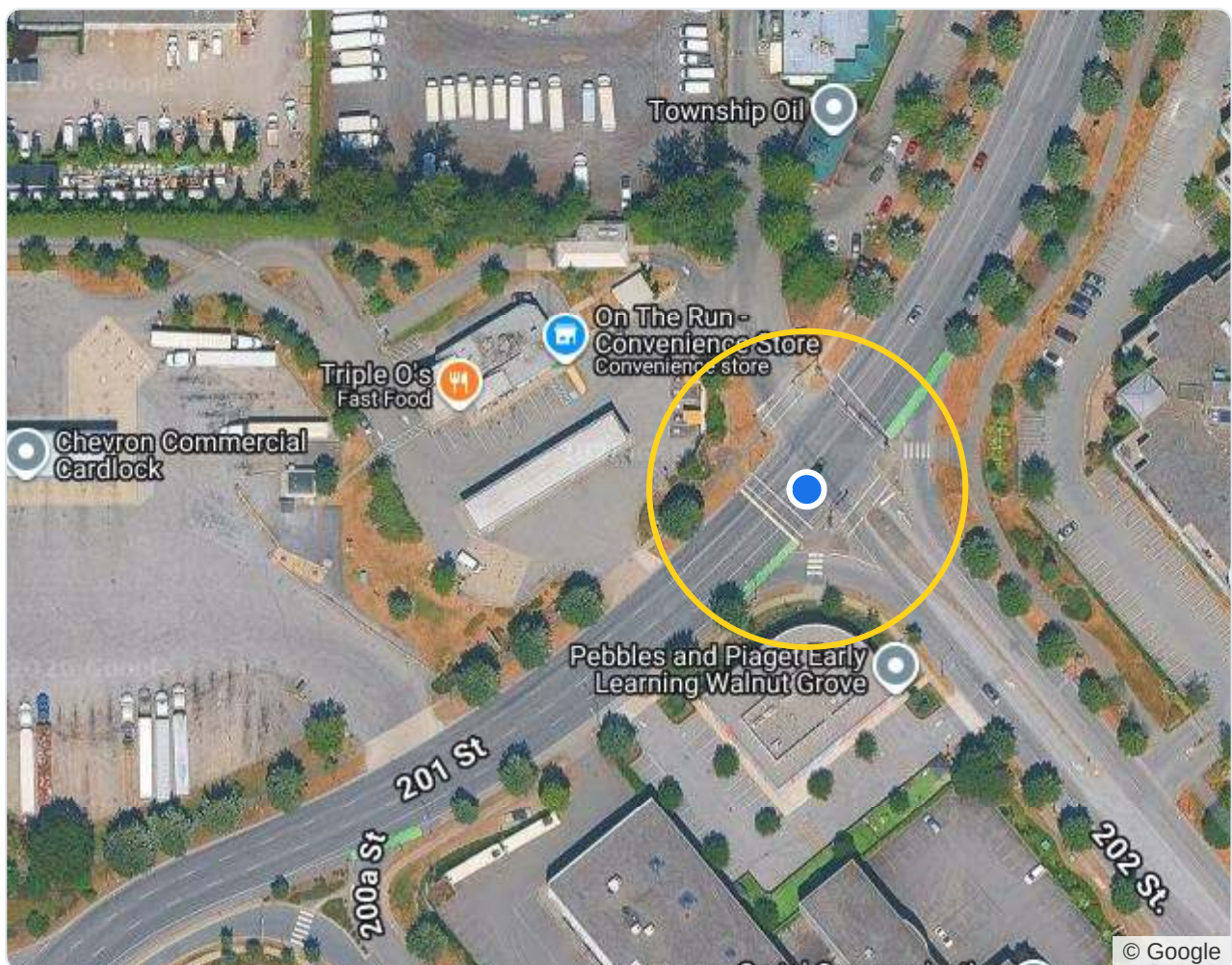
Amenities & Features

- ✓ Elevator
- ✓ In Suite Laundry
- ✓ Playground
- ✓ Storage

Maintenance Fees Include

- ✓ Garbage Pickup
- ✓ Gardening
- ✓ Hot Water
- ✓ Management

Location





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RE/MAX Crest Realty · BC Condos & Homes Team

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