



**3506 WEST 4TH AVENUE** • 13 STRATA UNITS • 66'X113' CORNER LOT • \$9,788,000 • C-2 ZONING



**6035 FRASER STREET**

**LAND AREA: 7,887 SF • SOLD: \$4,400,000 • C-2 ZONING**



**1574 KINGSWAY**

**LAND AREA: 4,927 SF • SOLD: \$2,750,000 • C-2 ZONING**

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INFORMATION  
PLEASE CONTACT**

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# SUMMARY OF RECENT SALES IN EAST VANCOUVER

FROM AUGUST 2016 TO FEBRUARY 2017

ADDRESS	SALE PRICE	ZONING	FSR	LOT SIZE (SF)	SALE DATE	**PRICE PER BUILDABLE SF	DESCRIPTION
<b>EAST BROADWAY</b>							
1704 E Broadway	\$7,800,000	C-3A	3.0	11,811	1/16/2017	\$220	Income Property
<b>COMMERCIAL DRIVE</b>							
1726 Commercial Dr	\$7,418,888	C-2C	3.0	6,930	12/7/2016	\$357	Income Property
<b>FRASER STREET</b>							
>> 6035 Fraser Street	\$4,400,000	C-2	2.5	7,887	2/28/2017	\$223	Income Property
7350 Fraser Street	\$14,300,000	CD-1	2.61	26,708	1/23/2017	\$205	Development Site
6204 Fraser Street	\$8,000,000	C-2	2.5	11,385	1/16/2017	\$281	Income Property
5550 Fraser Street	\$16,966,280	C-2	2.5	21,720	12/20/2016	\$312	Income Property
5594 Fraser Street	\$2,700,000	C-2	2.5	3,597	10/31/2016	\$300	Income Property
<b>E. HASTING STREET</b>							
3634 E Hastings Street	\$3,081,000	C-2C	3	6,528	1/31/2017	\$157	Development Site
2602 E Hastings Street	\$3,500,000	C-2	2.5	4,896	1/16/2017	\$286	Income Property
803 E Hastings Street	\$8,800,000	M-1	2.5 - 4.5	12,200	12/6/2016	TBD	Development Site
1680 E Hastings Street	\$9,525,000	MC-1	TBD	20,220	9/30/2016	TBD	Development Site
<b>KINGSWAY</b>							
>> 1574 Kingsway	\$2,750,000	C-2	2.5	4,927	1/31/2017	\$223	Income Property
3297 Kingsway	\$2,600,000	C-2/RS-1	TBD	9,636	1/16/2017	TBD	Income Property
1427 Kingsway	\$6,680,000	C-2	2.5	14,738	1/16/2017	\$181	Income Property
3505 Kingsway	\$5,526,000	C-2	2.5	8,830	11/8/2016	\$250	Income Property
2751 Kingsway	\$23,634,000	C-2	2.5	33,519	11/4/2016	\$282	Development Site
982 Kingsway	\$3,385,000	C-2	2.5	7,830	8/31/2016	\$173	Development Site
2790 Kingsway	\$10,600,000	C-2	2.5	18,314	8/31/2016	\$232	Development Site
<b>MAIN STREET</b>							
4493 Main Street	\$5,000,000	C-2	2.5	6,262	1/17/2017	\$319	Income Property
4402 Main Street	\$6,980,000	C-2	2.5	8,399	12/19/2016	\$332	Income Property
>> 4363 Main Street	\$2,268,000	C-2	2.5	2,375	11/17/2016	\$382	Income Property
4413 Main Street	\$1,500,000	C-2	2.5	3,327	10/31/2016	\$180	Development Site
4641 Main Street	\$2,700,000	C-2	2.5	3,654	10/25/2016	\$296	Income Property
6632 Main Street	\$4,800,000	C-2	2.5	3,850	9/15/2016	\$499	Income Property
4728 Main Street	\$5,500,000	C-2	2.5	5,653	8/29/2016	\$389	Income Property
3150 Main Street	\$3,450,000	C-2C	3.0	3,080	8/5/2016	\$373	Income Property
>> 2509 Main Street	\$14,500,000	C-3A	3.0	10,978	6/28/2016	\$440	Income Property
<b>VICTORIA DRIVE</b>							
5705 Victoria Dr	\$3,000,000	C-2/RS-1	2.5	8,778	1/16/2017	TBD	Income Property
4854 Victoria Dr	\$2,750,000	C-2	2.5	6,271	9/23/2016	\$175	Development Site
6528 Victoria Dr	\$1,800,000	C-2	2.5	3,894	9/1/2016	\$185	Income Property

>> SOLD by TRG Commercial

\*\*Price per buildable SF is the sale price/land area X FSR

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