

# Abbotsford & Mission

## Rental Listings

Monday, Monday Feb 18<sup>th</sup>, 2025 - Sunday, Feb 23<sup>rd</sup>, 2025



Giving  
Hope  
Today

Drop by our Centre Of Hope located at 34081 Gladys Ave, Abbotsford, BC  
Or <https://www.centreofhope.net>

<b>Emergency Homeless Shelter</b>	604 852 9305 extension 108	<a href="mailto:Cascade.shelter@salvationarmy.ca">Cascade.shelter@salvationarmy.ca</a>
<b>Outreach</b>	604 852 9305 extension 136	<a href="mailto:Barbara.Payne@salvationarmy.ca">Barbara.Payne@salvationarmy.ca</a>
<b>Family Services</b>	604 852 9305 extension 199	<a href="mailto:Randy.clayton@salvationarmy.ca">Randy.clayton@salvationarmy.ca</a>
<b>Case Planning</b>	604 852 9305 extension 193 604 852 9305 extension 196	<a href="mailto:Debbie.buckles@salvationarmy.ca">Debbie.buckles@salvationarmy.ca</a> <a href="mailto:Cindy.sale@salvationarmy.ca">Cindy.sale@salvationarmy.ca</a>

*Staff from the Salvation Army have compiled this list for your benefit. We have tried to make it as accurate as possible. Please use your own discretion when using this list (and please be mindful of potential scams and other possible fraudulent activities associated with the provided postings). We are not responsible for the condition of rental units as these listings are compiled from public internet resources. The postings contained in these listing are for rentals marked at \$3,000.00 and below. The postings contained in this listing are not corrected for grammar or content.*

# Houses/Apartments:

## **\$1,500 / 1br - Above Ground Suite (Abbotsford)**

Bedrooms: 1 Bathrooms: 1

Pets: w/ Approval No Smoking Utilities: Tenant to pay 30% Available: Now One Year Lease Required

Security Deposit: Half Month Rent Pet Deposit: Half Month Rent

Spacious open-concept kitchen with modern design, complemented by a bright above-ground suite for added living space. The suite offers privacy and convenience, with a separate laundry area for ease of use.

Please call Ace Property Management at 604-853-2718- Ext-1

to book a viewing.

Reference the address: "3583 McKinley Dr - BSMT"

<https://abbotsford.craigslist.org/apa/d/abbotsford-above-ground-suite/7824925640.html#>

## **\$2,100 / 2br - Ground Level Living (Abbotsford)**

Bedrooms: 2 Bathrooms: 1

Pets: May Be Considered No Smoking Utilities: Split Available: March 1<sup>st</sup> One Year Lease Required

Security Deposit: Half Months Rent Pet Deposit: Half Months Rent

Unique ground level suite with double garage and yard access. A pet would be considered. Utilities are shared. 2 bedrooms, 1 bathroom full kitchen, living, dining, and lovely patio with shared yard. Roll-in shower, and second bedroom has a murphy bed. Separate laundry. Located in Fairfield Estates, close to Mouat school.

Please call Ace Property Management at 604-853-2718- Ext-1

to book a viewing.

Reference the address: "3336 Ashcroft Drive - BSMT"

<https://abbotsford.craigslist.org/apa/d/abbotsford-ground-level-living/7826274342.html#>

## **\$1,850 / 1br - Nicely Furnished condo at the Tempo!**

Nicely Furnished condo at the Tempo!

This home features - 1 Bedroom + 1 Bathroom - 5 Appliances - Basic furniture and dishes - A Patio - Underground parking Centrally located and walking distance to UFV, shopping, freeway access and more!

No pets No smoking

\$1850/month not including utilities

Available February 15th

[www.littleoakrentals.ca](http://www.littleoakrentals.ca)

Dan Lang – PREC\*  
Sr. Property Manager  
Royal LePage Little Oak Property Management  
604-504-RENT(7368)

<https://abbotsford.craigslist.org/apa/d/abbotsford-nicely-furnished-condo-at/7824054802.html>

## **\$1,550 / 1br - 800ft<sup>2</sup> - 1 BEDROOM LEGAL SUITE-Utilities included (Abbotsford, McMillan)**

Newer, superbly clean, quiet, comfortable, 1 bedroom Legal basement suite with fire safety alarms and exits;

Utilities included;

In-suite washer and dryer, dishwasher;

Separate heat controls, separate entrance;

No cable or internet;

Two driveway parking spots available;

Quick access to HWY 1 and shopping centres, bus stop at front sidewalk;

One person or couple only;

No pets, no smoking;

Rent security deposit required, no subletting;

References required, including second to last landlord;

Showing by appointment only, please contact with brief introduction.

[9c43ee48292e3214808a56125574f3ef@hous.craigslist.org](mailto:9c43ee48292e3214808a56125574f3ef@hous.craigslist.org)

<https://abbotsford.craigslist.org/apa/d/abbotsford-bedroom-legal-suite/7820549841.html>

## **\$2,100 / 2br - 2 Bedroom + 2 Bathroom Condo**

Beautiful 2 Bedroom 2 bathroom condo!

This unit in Central Abbotsford overlooks a huge outdoor common amenity space and is walking distance to shopping malls, grocery stores and restaurants!

Some features in the unit include - 2 Bedrooms - 2 Bathroom - In-suite laundry - Open floor plan

- Sliding barn doors - Large patio - Underground parking - Available EV charging!

No smoking No pets

\$2100/month

Dan Lang – PREC\* Sr. Property Manager Royal LePage Little Oak Property Management

Abbotsford BC

604-504-RENT(7368)

<https://abbotsford.craigslist.org/apa/d/abbotsford-bedroom-bathroom-condo/7824051090.html>

## **\$1,450 / 1br - 1 Bedroom 3rd floor Apartment**

Nicely renovated 1 Bedroom Apartment

This 3rd floor unit features some new flooring, new paint, new trims, some new light fixtures, and new countertops!

Other features include - Private patio with yard access - Fridge, stove and dishwasher - Open concept dining and living room - Big in suite storage locker - Laundry in the building

No pets No smoking

\$1450/month utilities included (Internet not included)

Ethan Lang

Licensed Property Manager

Royal LePage Little Oak Realty (604) 504-7368

<https://abbotsford.craigslist.org/apa/d/abbotsford-bedroom-3rd-floor-apartment/7822374341.html>

## **\$1,900 / 2br - 55+ 2 Bedroom Renovated Condo**

Renovated 2 Bedroom + 2 Bathroom in 55+ Building

This home features - 2 Bedrooms - 2 Bathrooms - In-suite laundry - Fridge, stove and dishwasher - Storage room - Enclosed patio - Designated underground parking Must be 55+

No pets No smoking \$1900/month

Dan Lang – PREC\*

Sr. Property Manager

Royal LePage Little Oak Property Management

604-504-RENT(7368)

<https://abbotsford.craigslist.org/apa/d/abbotsford-55-bedroom-renovated-condo/7824050937.html>

## **\$1,450 East Abbotsford Bachelor Suite**

East Abbotsford Studio Condo

This 2nd floor bachelor unit features - 5 Appliances – Patio - Large open living space - Full washroom with laundry - Storage locker - Underground parking Walking distance to Downtown Abbotsford, bus stops and lots more!

No pets No smoking \$1450/month + internet and hydro

Ethan Lang Licensed Property Manager Royal LePage Little Oak Realty (604) 504-7368

<https://abbotsford.craigslist.org/apa/d/abbotsford-east-abbotsford-bachelor/7824042579.html>

## **\$1,995 / 2br - Condo at Uptown**

Bedrooms: 2 Bathrooms: 2

Pets: 2 Domestic pets with a height of 12 inches or less at the shoulder w/ Approval

No Smoking Utilities: Water/Sewer Included Available: March 1<sup>st</sup> One Year Lease Required

Security Deposit: Half Months Rent Pet Deposit: Half Months Rent

This is a great 2 bedroom 2 bathroom condo in the Uptown building A. Has in-suite laundry and 1 underground parking stall.

Please call Ace Property Management at 604-853-2718- Ext-1

to book a viewing. Reference the address: "#203-32725 George Ferguson Way"

<https://abbotsford.craigslist.org/apa/d/abbotsford-condo-at-uptown/7825661750.html#>

## **\$2,000 / 2br - Spacious 2 Bedroom Unit with a View!**

**2779 St Moritz Way - BSMT, Abbotsford, BC, V3G 1C3**

\$2000 per month Available now 2 beds, 1 full and 1 half bath Pets: w/Approval No Smoking

Utilities: Included! One Year Lease Security Deposit: Half Month Rent Pet Deposit: Half Month Rent

Spacious 2-bedroom, 1.5-bathroom suite in the stunning Sumas Mountain area of Abbotsford! This bright and airy suite features an open-concept layout, large windows for plenty of natural light, and breathtaking views. Enjoy the convenience of in-unit laundry and your own private deck—perfect for relaxing and taking in the scenery (tenant is responsible for its upkeep). Nestled in a peaceful neighborhood, this suite offers both comfort and convenience in a picturesque setting!

### **Contact Us:**

Ace Agencies Property Management

604.210.3992

<https://abbotsford.craigslist.org/apa/d/abbotsford-east-spacious-bedroom-unit/7824932400.html#>

## **\$1,400 / 1br - Renovated Suite (Abbotsford)**

**3622 Davie St - BSMT, Abbotsford, BC, V2S 6G3**

\$1400 per month Available now 1 bed, 1 full and 1 half bath

One Year Lease Required Security Deposit: Half Months Rent

This renovated 1 bedroom, 1.5 bathroom basement suite in Upper Ten Oaks offers spacious living with a modern walk-in shower and private laundry. Enjoy easy access to nearby parks and trails, perfect for outdoor enthusiasts. A great, peaceful location with all the comforts of home!

Please call Ace Property Management at 604-853-2718- Ext-1 to book a viewing. Reference the address: "3622 Davie St BSMT"

### **Lease Terms**

. No pets . One year lease . No smoking

<https://abbotsford.craigslist.org/apa/d/abbotsford-renovated-suite/7823674977.html#>

## **\$1,850 / 2br - 910ft<sup>2</sup> - 2 bedroom apartment - Abbotsford Near University (Abbotsford)**

Vacant & Ready to move in Address: 1909 Salton Road, Abbotsford

Spacious apartment with 930 square feet living space featuring 2 bedrooms and one bathroom & balcony. Prime location walking distance to University of Fraser Valley & quick access to the Trans Canada Highway.

This property features:

-2 parking stalls -storage locker included. -Portable A/c included -Radiant Heating -Shared Laundry is available in building -Shared Outdoor Pool

\$1850 + utilities = \$1950 / per month

<https://abbotsford.craigslist.org/apa/d/abbotsford-bedroom-apartment-abbotsford/7824919178.html>

## **\$1,425 / 1br - Suite - Utilities Included (Abbotsford)**

**2283 Lobban Road - #2, Abbotsford, BC, V2S 3W2**

\$1425 per month Available now 1 bed, 1 full bath No Pets No Smoking Utilities: Included One Year Lease Required

New 1 bedroom, 1 bathroom unit. Clean and bright kitchen with an island, new appliances and yes, your own laundry. Excellent gas cooktop with a griddle. Spacious covered outdoor area. Sorry, no pets, no BBQ and no oven. Wifi, heat, hydro and sewer are included.

### **Lease Terms**

. No pets. Gas and electric included. No dogs. No cats. Water/sewer included

**Contact Us:**

Ace Agencies Property Management

604.210.3992

<https://abbotsford.craigslist.org/apa/d/abbotsford-suite-utilities-included/7821036671.html#>

**\$1,850 / 2br - 2 bedroom self contained suite w laundry, parking and shop (Abbotsford)**

2 bedroom self contained suite w laundry, parking and shop. Beautiful newer 2 bed self contained unit. Share only Utils. Secure with Chain link fence around yard and privacy gates. Has parking and large hobby shops available if needed. These will be negotiated separately Home is on private 40 acre working Blueberry farm. Please reach out with number for details. Utilities shared with rest of main home which is completely separate from your unit. Call Mike at (604) 258-8359

<https://abbotsford.craigslist.org/apa/d/abbotsford-west-bedroom-self-contained/7820951092.html>

# Mission:

**\$2,300 / 2br - Renovated Condo in Mission (Mission)**

Bedrooms: 2 Bathrooms: 1.5

Pets: w/ Approval No Smoking Utilities: Not Included Available: Now One Year Lease Required

Security Deposit: Half Months Rent Pet Deposit: Half Months Rent

Charming 2-bed, 1.5-bath renovated condo in Mission! Cozy and updated, with modern finishes throughout. Perfectly located near restaurants, shops, and more. Don't miss out—schedule a tour today!

Please call Ace Property Management at 604-853-2718- Ext-1

to book a viewing.

Reference the address: "#204-7265 Haig St"

<https://abbotsford.craigslist.org/apa/d/mission-renovated-condo-in-mission/7826760227.html#>

## **\$1,595 / 2br - 2 Bedroom Basement Suite in Mission (Mission)**

Bedrooms: 2 Bathrooms: 1

Pets: 1 Cat w/ Approval No smoking Utilities: Tenant to pay 25% Available: March 1st

One Year Lease Required Security Deposit: Half Months Rent Pet Deposit: Half Months Rent

This two bedroom basement suite is located in the desirable neighbourhood of Mission. The unit boasts ample natural light and has been recently updated with modern finishes. The open floor plan includes a living room, a beautiful kitchen with brand new appliances, two bedrooms, and a full bathroom. Enjoy the added convenience of in-suite laundry. The basement suite is located in a quiet, safe neighborhood, with easy access to public transportation and local amenities. Don't miss this opportunity to live in one of the most sought-after areas of the city!

Please call Ace Property Management at 604-853-2718- Ext-1

to book a viewing.

Reference the address: "#2-32675 Egglestone Ave"

<https://abbotsford.craigslist.org/apa/d/mission-bedroom-basement-suite-in/7824931508.html#>

## **\$1,500 / 1br - Modern Elegance in Mission (Mission)**

Bedrooms: 1 Bathrooms: 1

Pets: w/Approval No Smoking Utilities: Water Included Available: March 1st

One Year Lease Security Deposit: Half Months Rent Pet Deposit: Half Months Rent

Welcome to modern urban living at its finest in the heart of Mission! This stylish 1-bedroom, 1-bathroom condo seamlessly blends contemporary design with the eclectic charm of its surroundings. The sleek kitchen boasts stainless-steel appliances and granite countertops, while the bedroom provides a comfortable retreat. Additional perks include in-unit laundry, office spaces, outdoor playground and secure underground parking for 1 vehicle.

Please call Ace Property Management at 604-853-2718- Ext-1

to book a viewing.

Reference the address: "418-32690 14 Ave"

<https://abbotsford.craigslist.org/apa/d/mission-modern-elegance-in-mission/7821899410.html#>

## **\$1,500 / 1br - 750ft<sup>2</sup> - 1-bedroom basement suite for rent (Mission)**

Welcome to this spacious 1-bedroom basement suite for rent in Abbotsford. This home is situated close to all levels of schools, shopping, parks and many more. This is the ideal location to grow your Family! You must see this one!

Suite Features: -1 Bedrooms -1 Bathroom -Shared Laundry (Washer/Dryer) -750 SQ FT -Street parking - Utilities 15%



Lease Terms:

-Damage deposit is 50% -Utilities @ 40% - 1-Year Lease with month-to-month option thereafter

- Showings Available Upon Request - First-Come, First-Serve Applications

Schedule your viewing today and see all that this home has to offer. (604) 621-6870

<https://abbotsford.craigslist.org/apa/d/mission-east-bedroom-basement-suite-for/7824506951.html>

## **\$1,600 / 2br - 800ft<sup>2</sup> - Above ground suite - 1 pet friendly (Mission)**

32873 Orchid Crescent. (Lower) This is a unique space that will not be suitable for everyone but might be absolutely perfect for others. Let me give you the tour.

Enter through the large double french doors furnished with beautiful zebra roller shades. This is a front of the home access and it faces south so allows for plenty of natural light and warmth.

The first room is a sizable flex space that would be ideally used as a sitting area, home office or hobby area. Straight through is another room which would be suitable for a small bedroom as it does have a wardrobe closet with glass doors. It has a 2 piece ensuite (toilet and shower) and the side bar in the room has a sink for handwashing. This is a multi functional space and would also be great for a lot of other different uses. Keep beverages in the small bar fridge, and appreciate having the countertop and cabinetry for an extra utility area. Back to the entry/flex room, which has a full wall that doubles as a bookcase, turn into the hallway where you will find your private laundry. There are also 3 closets in this hallway offering generous storage abilities for your seasonal items and tools etc. This hallway leads into a cozy living room that has an optional (portable) electric fireplace which allows for some independent climate control abilities and ambience. There is a bedroom off this space with a huge closet. The kitchen and full bath are also adjacent however, please note the kitchen stove and fridge are not full size appliances.

Due to the access, and layout of the home and property, the upper level Tenants will have exclusive use of the back yard and the driveway. Parking for the suite will be the paved area off to the left side at the bottom of the driveway or the street. This home would be very suitable for persons who are used to apartment living, do not want to have property to maintain but enjoy the view, or are always busy and on the go and do not require a large outdoor space.

The upper floor suite is also available to rent but the two spaces do not connect internally. Access to the other suite would be from the outside.

Quick possession possible. Utilities are shared and extra. Maximum 2 person occupancy. 1 cat or 1 small to medium sized quiet breed well trained dog will be considered with references and a pet security deposit.

To schedule a viewing appointment please contact Beryl **604-820-8888** at Royal LePage Preferred Realty, Mission. Business hours Monday - Friday 9:00am - 5:00pm. For more information or to apply on-line please visit our website [www.andersonavenue.com](http://www.andersonavenue.com)

<https://abbotsford.craigslist.org/apa/d/mission-above-ground-suite-pet-friendly/7826541367.html#>

## **\$1,600 / 1br - Beautifully renovated suite (Mission)**

33541 12th Ave. Mission. This is a very special offering for those with the highest expectations. A suite as quality as this is rarely offered on the marketplace.

Situated in a lovely College Heights neighborhood, this beautiful newly renovated ground floor 1 bedroom suite will check every box. Disarm your security alarm, enter using the keyless door lock, walk in and immediately feel at home.

The oversized kitchen brags quality and quantity when it comes to cabinetry. The appliances are perfectly new and include an oversized double door fridge, dishwasher and microwave. The space feels crisp, clean and bright with the white accents and tastefully selected new flooring, paint, countertops and subway tile backsplash. Above the double sink is an oversized window allowing you to enjoy the view of the pretty back yard, mature trees and natural greenspace beyond.

There is some good room for you to have a sizable dining table and side bar. The portable piece as shown in the photos will stay. The living room is also a great space with lots of elbow room and a gas fireplace adorned by a barnwood feature wall. The mounted TV stays as well.

Sliding glass patio doors lead you out to a wonderfully generous covered deck for your outdoor use and enjoyment. This space is very private and tasteful and has a heater mounted that will stay to keep the chill away. The yard is fenced and has some beautiful pergola pieces and other such improvements accenting the meticulously cared for premises that blooms in season.

The immaculate bathroom has a double sized stand up shower, no tub. Black hardware and fixtures against the white is stunning and you will enjoy the rain shower head as well as the hand held unit. There's plenty of room in the bedroom for a full sized bedroom suite and the closet is a walk in.

Laundry is shared and situated just off the entrance area. A schedule for sharing will be easily arranged.

As demonstrated by the meticulous street appeal of this home, the whole property meets this same high standard of quality and care. This is the first time this suite will have ever been offered for rent.

Quick possession available. Rent includes utilities, wifi, water and sewer. Maximum 2 person occupancy. Street parking. One quiet, well trained, small to medium pet will be considered with references and a pet deposit. Must have good credit and credibility to be considered for this suite.

To schedule a viewing appointment please contact Beryl 604-820-8888 at Royal LePage Preferred Realty, Mission. Business hours Monday - Friday 9:00am - 5:00pm. For more information or to apply on-line please visit our website [www.andersonavenue.com](http://www.andersonavenue.com)

<https://abbotsford.craigslist.org/apa/d/mission-east-beautifully-renovated-suite/7826541833.html#>

## **\$2,000 / 3br - 1100ft<sup>2</sup> - Ground level suite, newer home - 1 pet friendly (Mission)**

This is a near new home, 3 bedroom 2 bathroom lower floor ground level suite situated in the Cedar Valley area just minutes to schools, parks, commuter route, shopping, amenities and conveniences. Sparkling clean and fresh this appx 1100 square foot space will not disappoint.

Bright with a light overall color scheme, enter from the right side of the house into the spacious heart of the home. The kitchen is lovely with granite countertops and beautiful cabinets. The appliances are stainless steel, but sorry no dishwasher. However, there is private laundry situated in the hall closet.

The bedrooms are all a decent size with custom closet organizers. The 3rd bedroom has the second bathroom which acts as an ensuite. This room also has an entrance from the left side exterior of the home, making this space useful and quite convenient in multiple ways. It could be the master bedroom or it could be a home office or an independent adults private space or a caregivers accommodation.

The yard is fenced and gated on both the left and right sides of the house and it is a shared space with the upper floor occupants. There is also a 7 x 7 resin shed in the corner of the backyard now, not constructed when these photos were taken, that comes with the lower suite exclusively.

Utilities, water/sewer are extra and shared. One small or medium friendly breed pet will be considered with a pet deposit. No smoking will be permitted on the property. Maximum 3 occupants. Parking is on the right side of the driveway for one vehicle.

To schedule a viewing appointment please contact Beryl 604-820-8888 at Royal LePage Preferred Realty, Mission. Business hours Monday - Friday 9:00am - 5:00pm. For more information or to apply on-line please visit our website [www.andersonavenue.com](http://www.andersonavenue.com)

<https://abbotsford.craigslist.org/apa/d/mission-ground-level-suite-newer-home/7826541501.html#>

## **\$2,600 / 3br - 1800ft<sup>2</sup> - Lovely upper floor with fenced yard - 1 pet friendly (Mission)**

32964 Phelps Ave. Mission. This is a 3 bedroom upper floor with a generous sized den or 4th bedroom downstairs off the main entry.

The home has 2 full bathrooms and a nice open formal living room and dining area which leads to a partly covered sundeck facing south. The kitchen has lots of cabinet space, as well as a pantry for extra storage. The laundry room is a spacious shared space.

The yard is fenced and level and very pretty and private with mature trees and shrubs surrounding the perimeter. The home comes with a double garage and triple wide driveway parking. The lower suite Tenant parks on the far left of driveway. This is a very nice neighborhood and the location is fantastic directly across

the street from a park/greenspace with playground for the little ones. The front has a nice covered area to sit in the shade and enjoy the front garden.

Utilities, water and sewer are extra and shared. 1 small quiet pet under 20 pounds will be considered with exceptional references and a pet deposit.

To schedule a viewing appointment please contact Beryl 604-820-8888 at Royal LePage Preferred Realty, Mission. Business hours Monday - Friday 9:00am - 5:00pm. For more information or to apply on-line please visit our website [www.andersonavenue.com](http://www.andersonavenue.com)

<https://abbotsford.craigslist.org/apa/d/mission-lovely-upper-floor-with-fenced/7826541695.html#>