



WHERE LIFE TAKES ROOT

FEATURES

A BUILDING TO GROW INTO

- A modern 4-storey boutique wood-frame residential collection designed by Matthew Cheng Architect
- Penthouses are optimized for picturesque views of the North Shore mountains, ocean and Vancouver skyline
- Ground-level amenity provides a place to gather, garden, and socialize in the open air
- Double-pane window system provides a quiet living experience
- Exterior cladding consists of the highest quality materials
- Spacious patios or balconies expand your living space
- Cross-ventilated homes with expansive windows draw light and fresh air inside
- 9' ceilings in the main living areas contribute to the generous sense of space

DEEPLY ROOTED IN VANCOUVER

- Located just off Kingsway on a quiet tree-lined residential street
- Walking distance from 29th Avenue Skytrain Station with easy access to downtown Vancouver and Metrotown
- Mere minutes from the green open spaces of Norquay Park and Slocan Park
- Situated in a catchment area with outstanding schools for all levels of education: John Norquay Elementary, Windermere Secondary and Little Creations Montessori
- Steps from Duke Street Child Care Centre, Shoppers Drug Mart, and T&T Supermarket

DESIGNED FOR FAMILIES

- Interior design by acclaimed Area3 Design
- Customize your home with one of two soft colour palettes: Spring or Fall
- Electric baseboard heating
- Wide-plank engineered hardwood flooring in the living, dining, kitchen and storage areas
- Distinctive and modern flat-profile baseboards and door trim
- Solid core suite entry doors paired with polished chrome lever handle
- Warm and comfortable carpet in bedrooms
- Modern flat-panel doors in bedrooms, bathrooms and closets
- Energy efficient front-loading Blomberg washer and dryer

KITCHENS THAT SHINE

- Sleek and durable solid quartz countertop
- Classic polished porcelain tile backsplash
- Modern cabinetry with chrome pulls and ample drawers for storage
- 30" stainless steel appliance package* including:
 - Blomberg refrigerator with integrated panel to match cabinetry
 - Blomberg free-standing gas range
 - Blomberg 5-cycle dishwasher
 - Panasonic microwave
 - Powerful hood fan
- Undermount stainless steel single- or double-bowl sink, depending on home size
- Grohe pull-down chrome faucet

A QUIET PLACE AWAY FROM IT ALL

- Solid quartz countertop paired with 4-inch stone backsplash
- Large-format porcelain tile flooring in main bath, ensuite and laundry room
- Relaxing deep soaker bathtub
- Single-handle widespread bathroom faucet
- Grohe chrome shower set with perfect flow
- High-efficiency toilet
- Modern flat-panel cabinets with polished chrome hardware
- Convenient wall-mounted towel bar and bath accessories
- Backlit LED mirror in ensuite

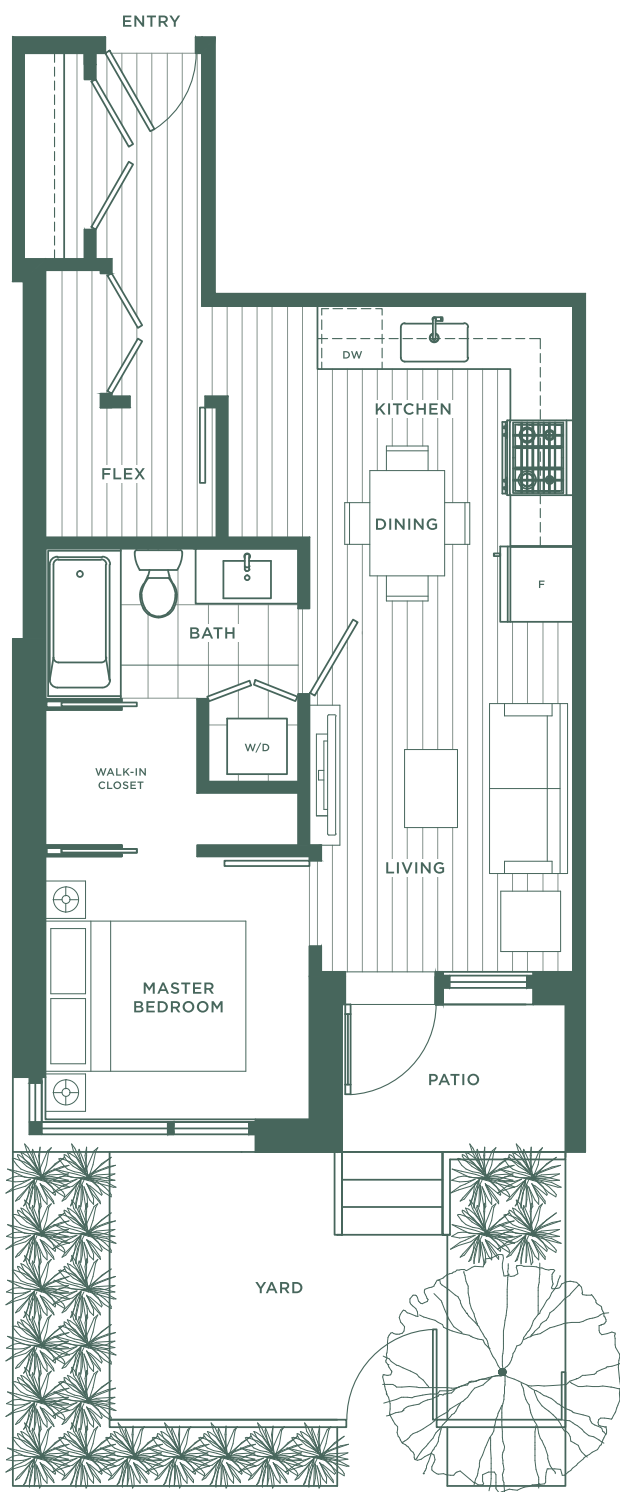
SAFETY FOR PEACE OF MIND

- Security system to keep your loved ones safe and secure
- Gated and secure underground parkade with security camera system
- Ground-level homes include security camera on patio area
- Enterphone access to lobby with secure electronic fob access control system
- Floor access from the elevator controlled by fob
- Hardwired smoke detectors in all homes and common areas
- Easily accessible and secure bike storage room
- Fully sprinklered, fire-protected building with annunciator panel and stand pipes
- Comprehensive 2/5/10 Home Warranty
 - 2-year materials and workmanship
 - 5-year building envelope protection
 - 10-year structural protection

*Excludes small one-bedroom homes

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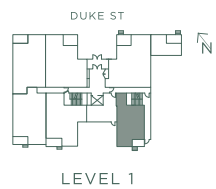
WHERE LIFE TAKES ROOT



A

1 BED + 1 BATH + FLEX

INTERIOR 544 SQ FT
EXTERIOR 150 SQ FT

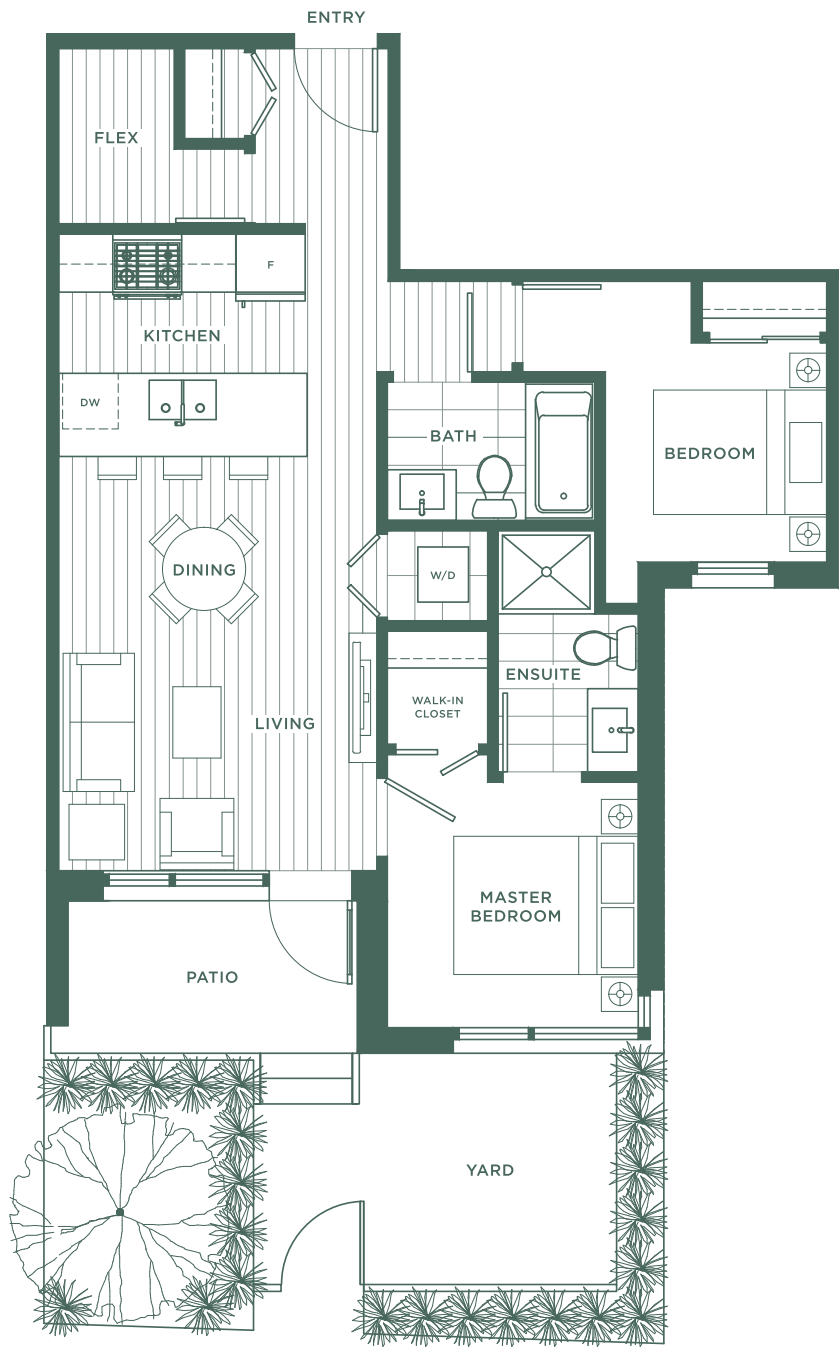


LEVEL 1

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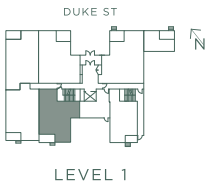
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B1

2 BED + 2 BATH + FLEX

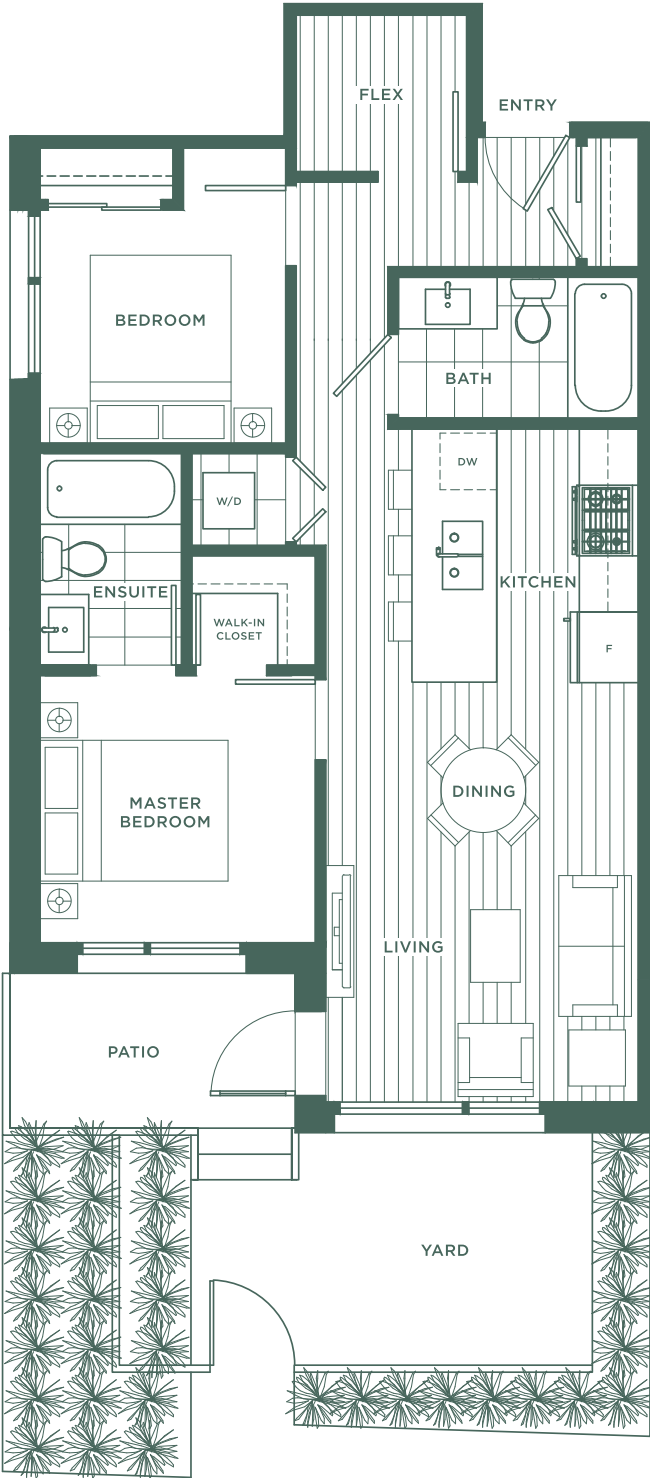
INTERIOR 739 SQ FT
EXTERIOR 174 SQ FT



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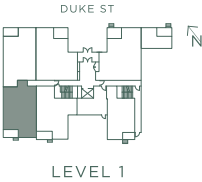
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B2

2 BED + 2 BATH + FLEX

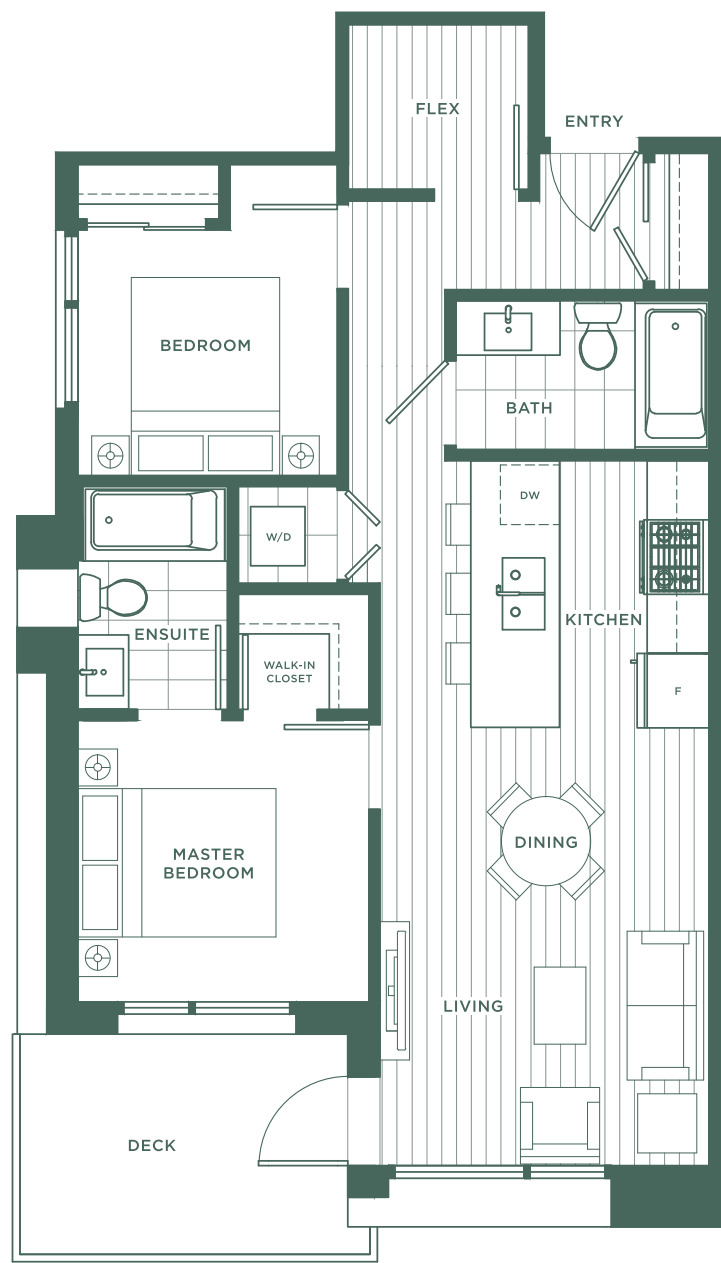
INTERIOR 777 SQ FT
EXTERIOR 182 SQ FT



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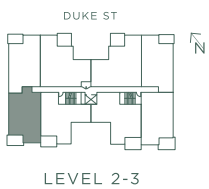
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B3

2 BED + 2 BATH + FLEX

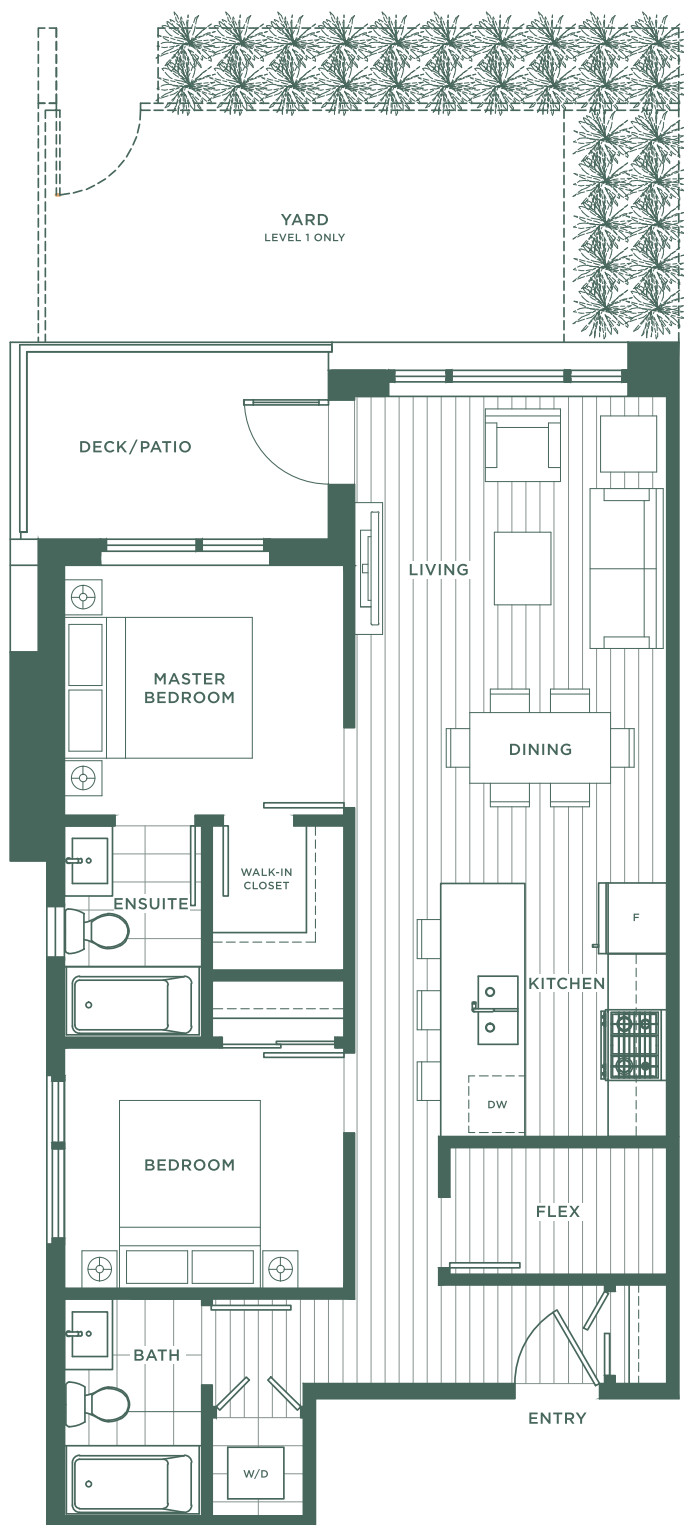
INTERIOR 771 SQ FT
EXTERIOR 83 SQ FT



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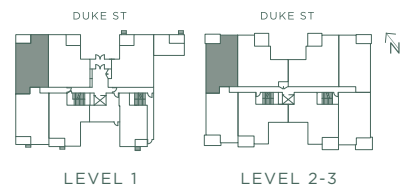
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B4

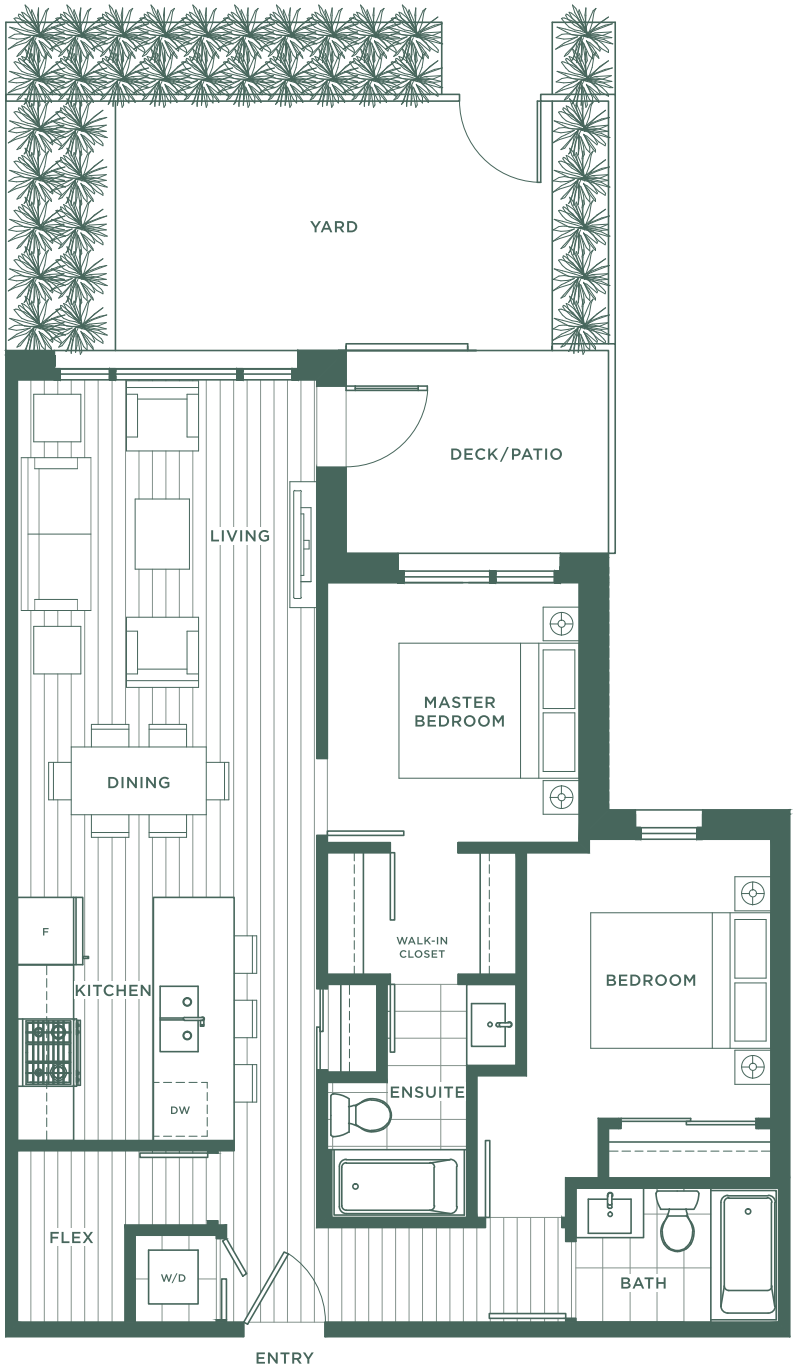
2 BED + 2 BATH + FLEX
INTERIOR 803-810 SQ FT
EXTERIOR 75-243 SQ FT



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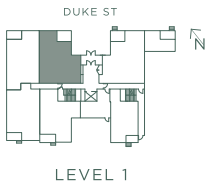
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B5

2 BED + 2 BATH + FLEX

INTERIOR 855 SQ FT
EXTERIOR 231 SQ FT



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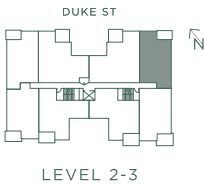


B6

2 BED + 2 BATH + FLEX

INTERIOR 797 SQ FT

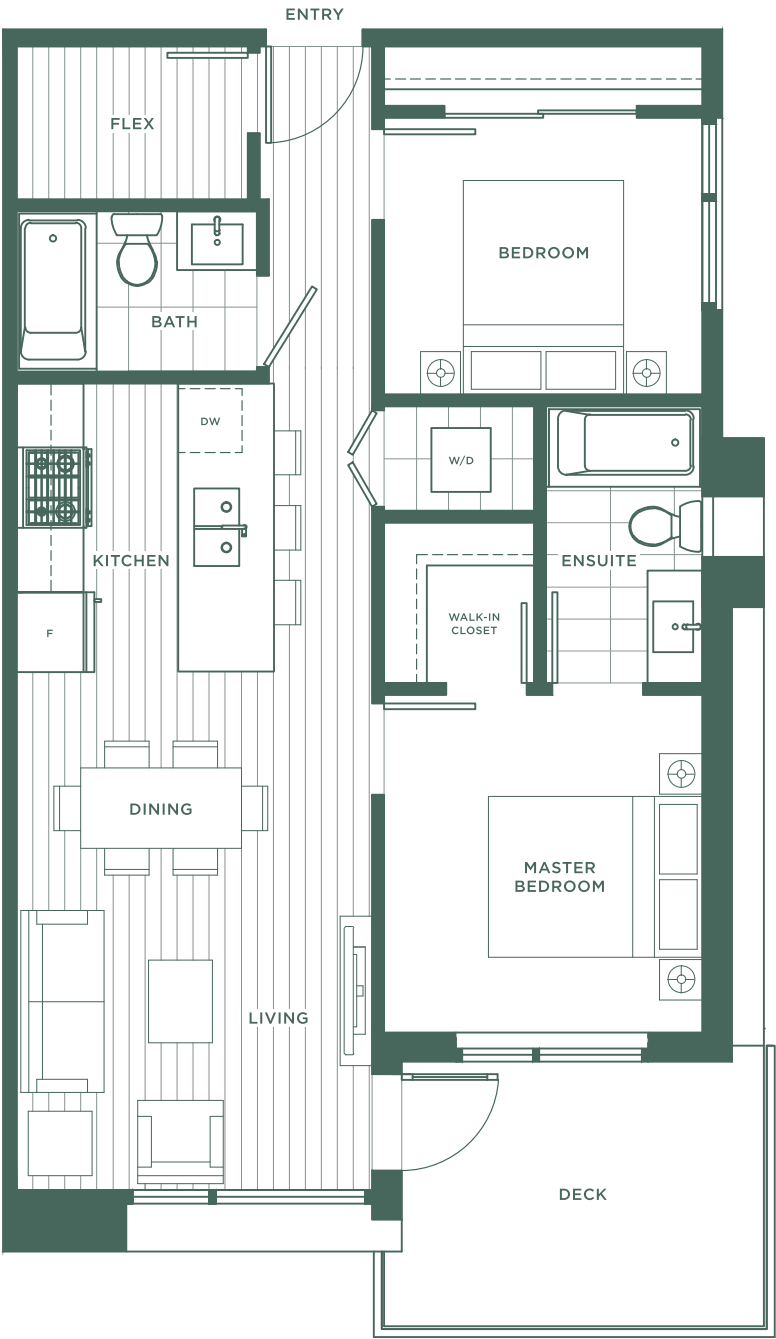
EXTERIOR 78 SQ FT



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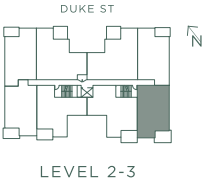


B7

2 BED + 2 BATH + FLEX

INTERIOR 785 SQ FT

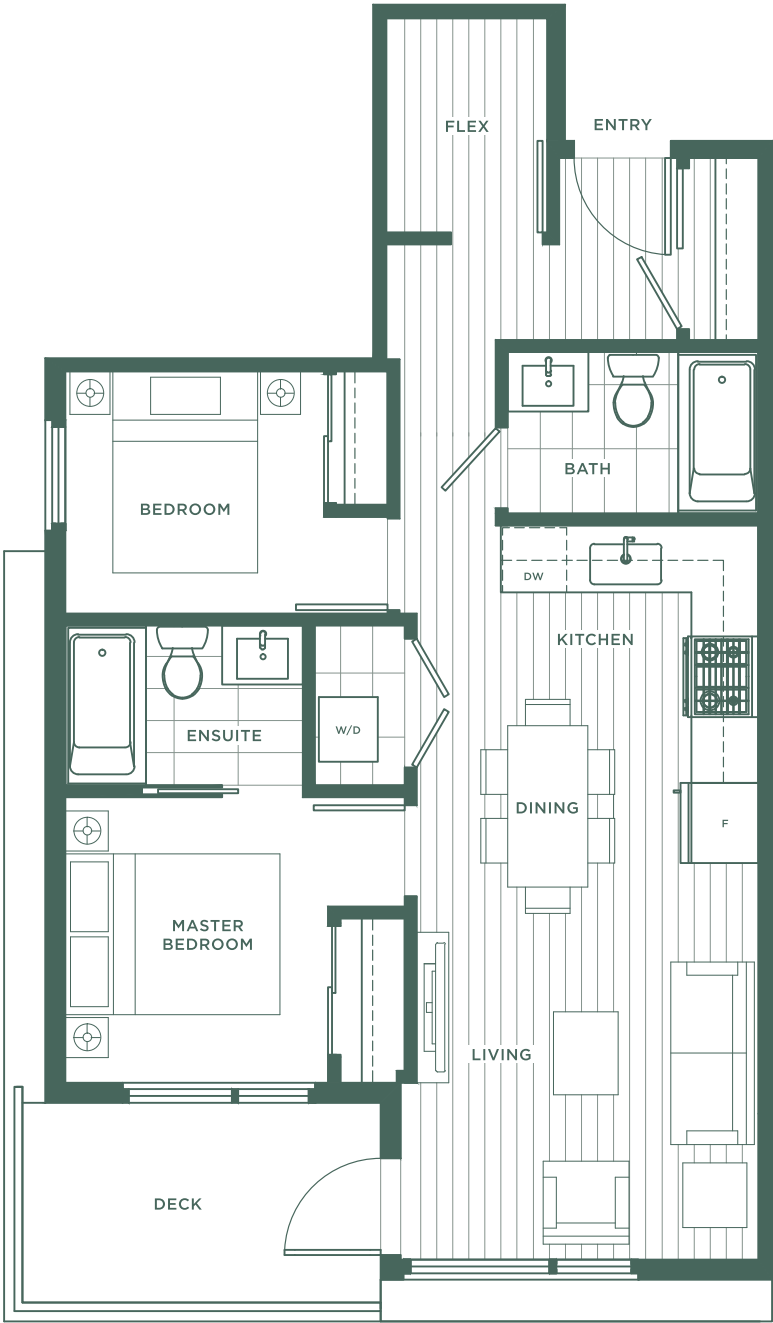
EXTERIOR 92 SQ FT



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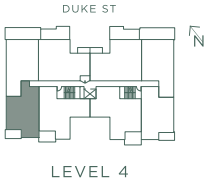
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B8

2 BED + 2 BATH + FLEX

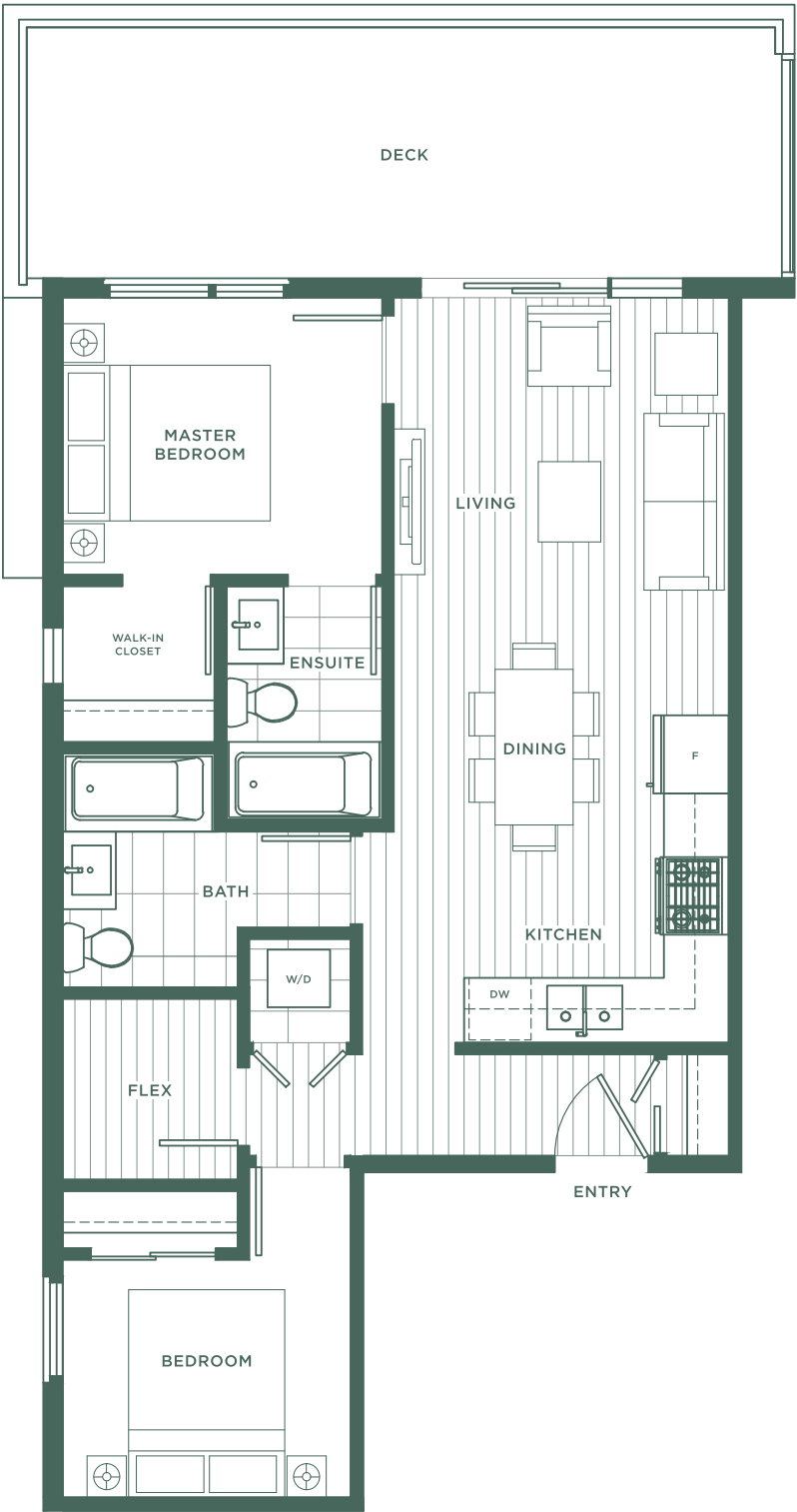
INTERIOR 690 SQ FT
EXTERIOR 78 SQ FT



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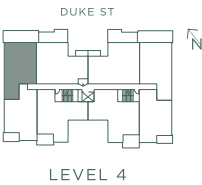
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B9

2 BED + 2 BATH + FLEX

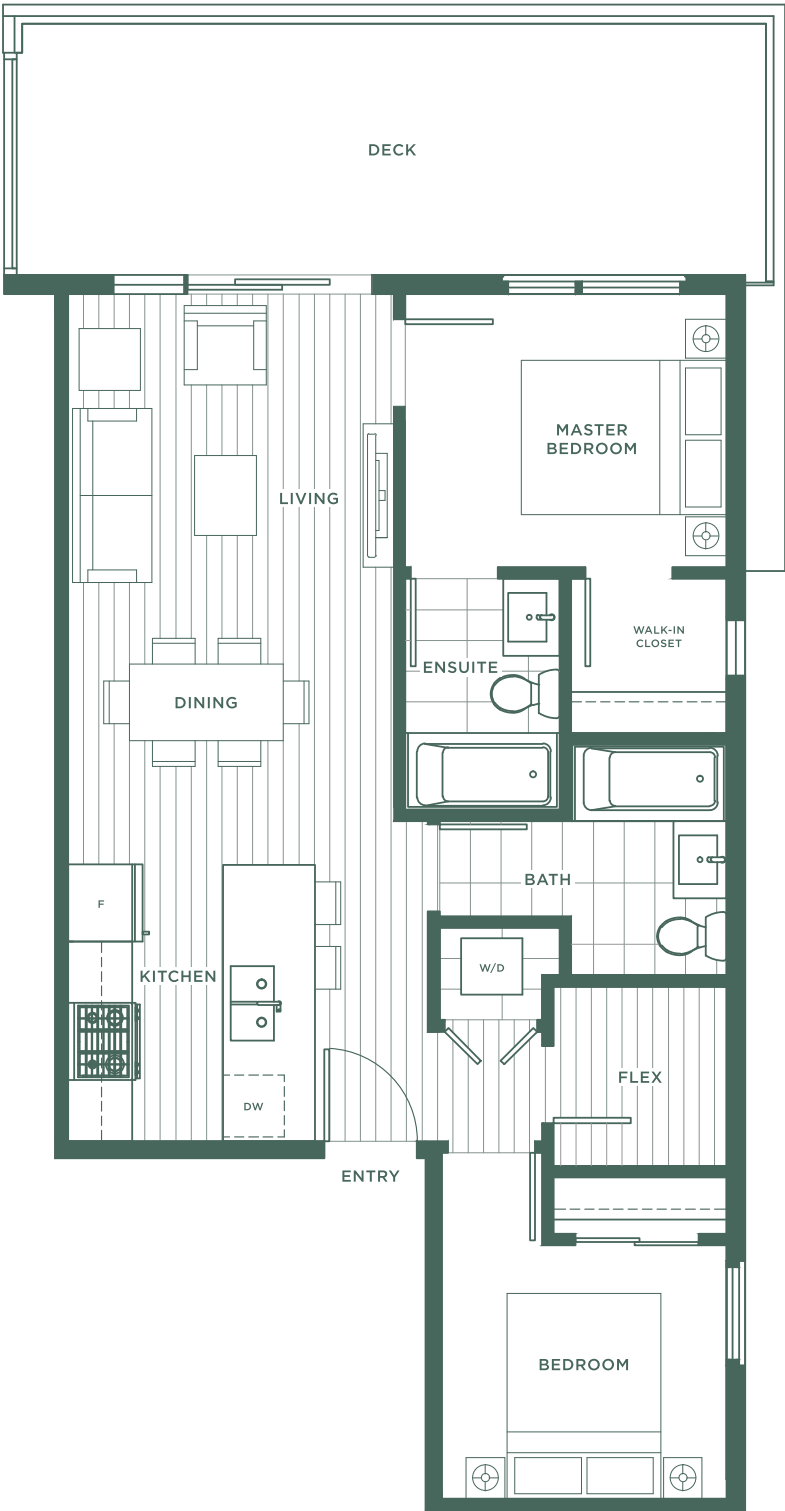
INTERIOR 750 SQ FT
EXTERIOR 222 SQ FT



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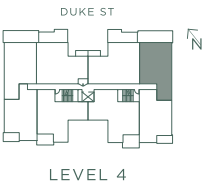


B10

2 BED + 2 BATH + FLEX

INTERIOR 755 SQ FT

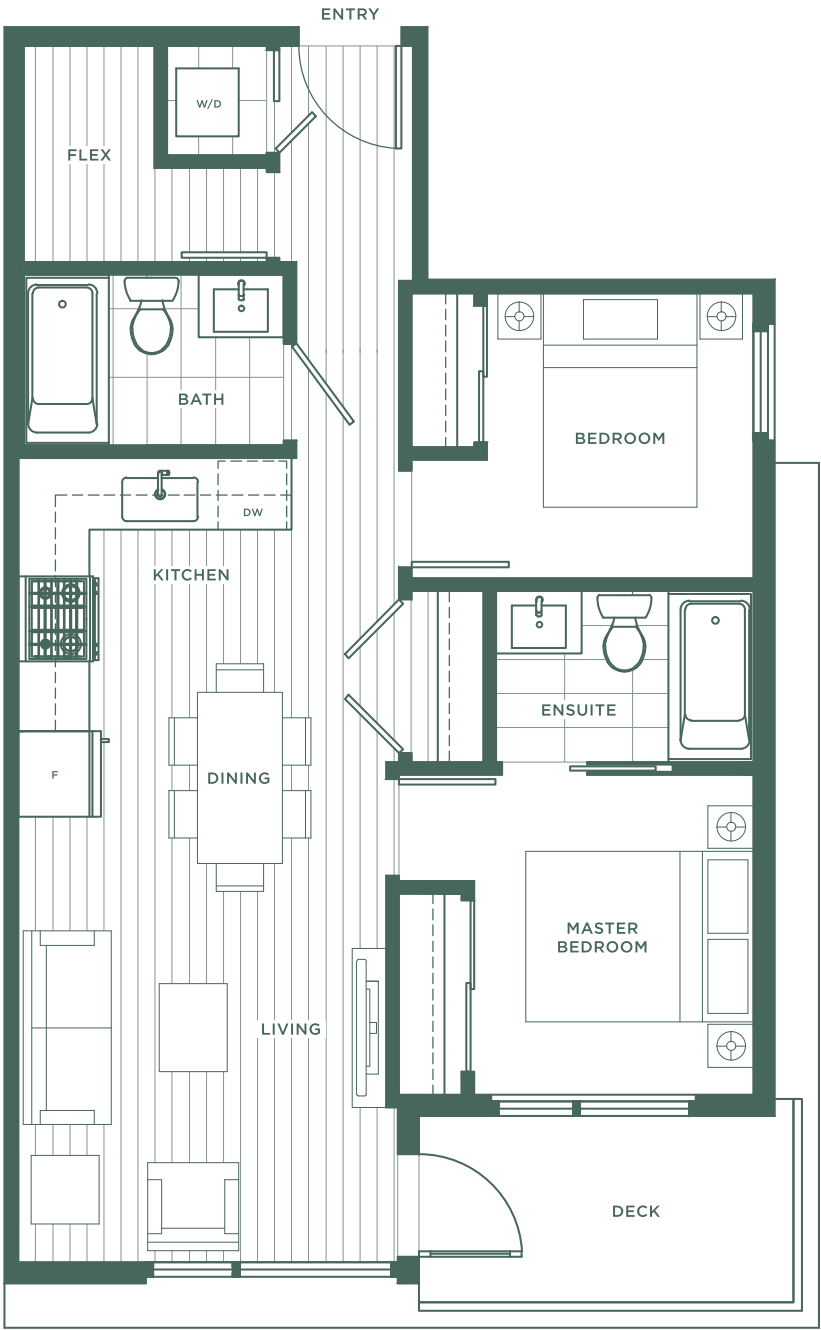
EXTERIOR 222 SQ FT



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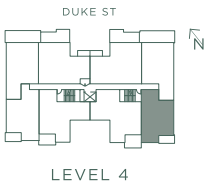


B11

2 BED + 2 BATH + FLEX

INTERIOR 697 SQ FT

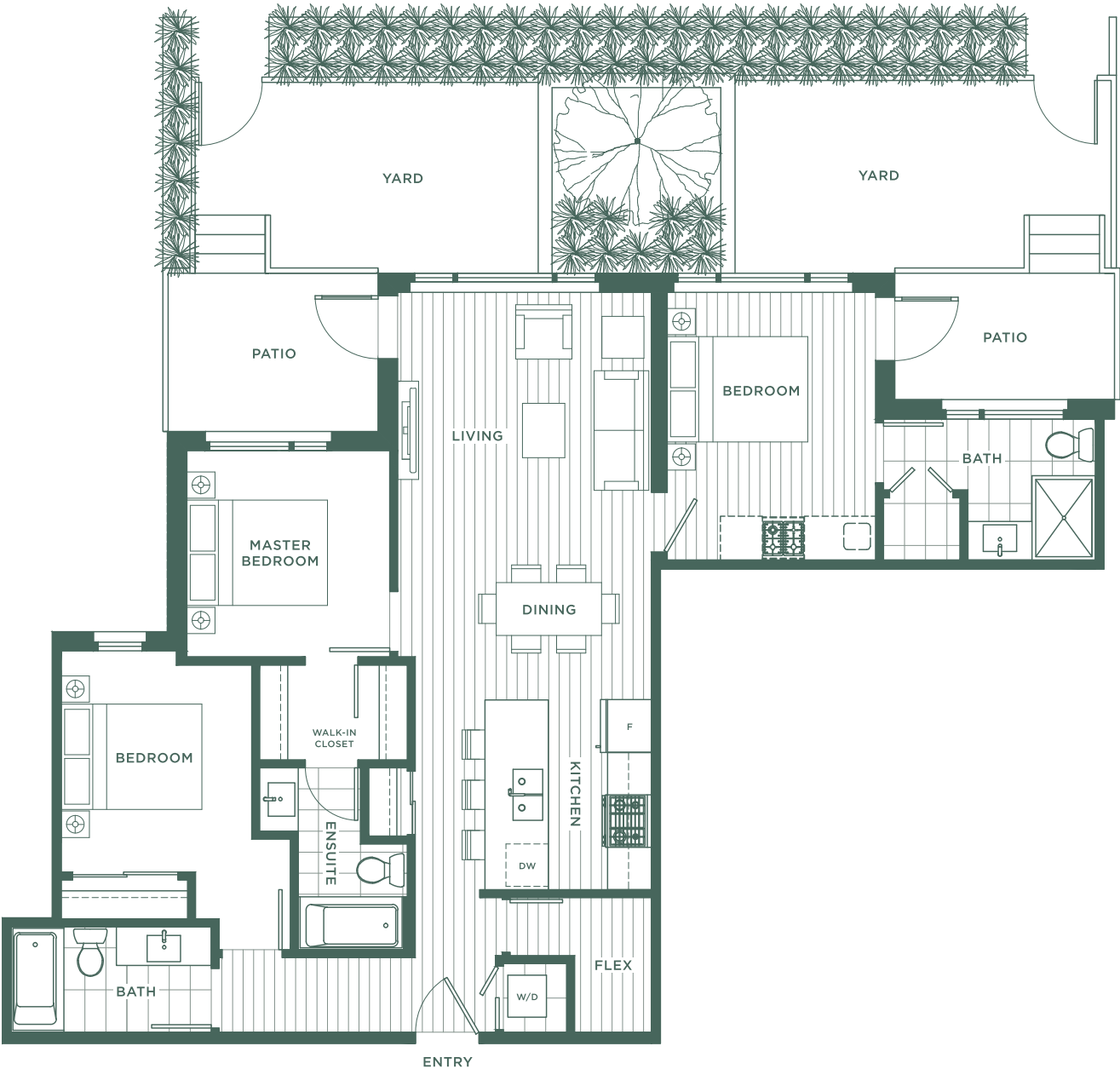
EXTERIOR 76 SQ FT



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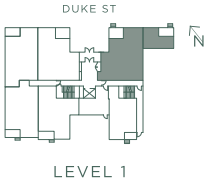
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2 BED + 2 BATH + FLEX + LOCK-OFF UNIT

INTERIOR 1,128 SQ FT
EXTERIOR 488 SQ FT



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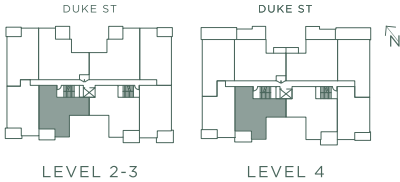
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D1

2 BED + 2 BATH + DEN

INTERIOR 819-820 SQ FT
EXTERIOR 84-86 SQ FT



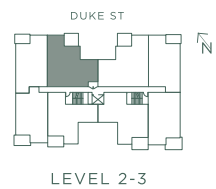
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D2 3 BED + 2 BATH + FLEX
INTERIOR 959 SQ FT
EXTERIOR 106 SQ FT



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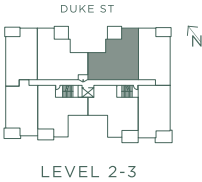
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D3

3 BED + 2 BATH + FLEX

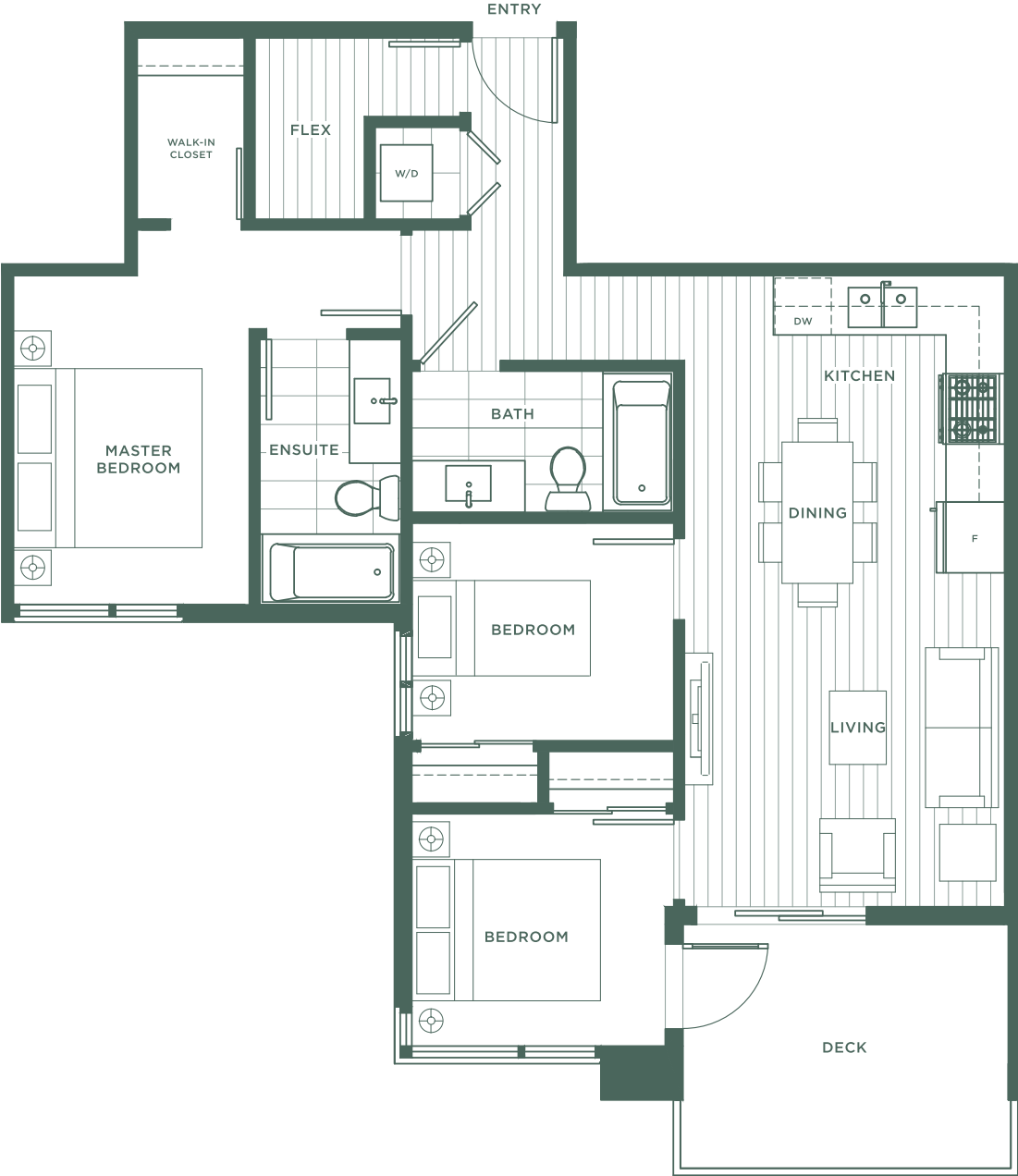
INTERIOR 982 SQ FT
EXTERIOR 108 SQ FT



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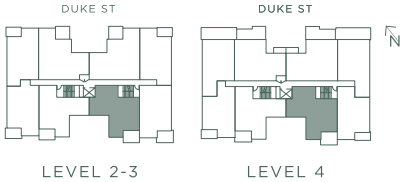
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D4

3 BED + 2 BATH + FLEX

INTERIOR 859-860 SQ FT
EXTERIOR 92-93 SQ FT



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OPTION 1



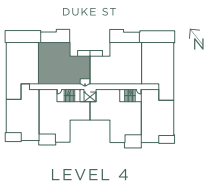
OPTION 2



D5

3 BED + 2 BATH + FLEX

INTERIOR 863 SQ FT
EXTERIOR 228 SQ FT



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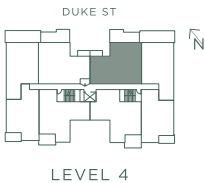
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D6

3 BED + 2 BATH + FLEX

INTERIOR 888 SQ FT
EXTERIOR 230 SQ FT



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