

# THE GREY

DUNBAR | SIXTEENTH

## FEATURES

### THE GREY VISION

- The Grey's design takes cues from its established West Point Grey neighbourhood to create a building that seamlessly complements the community
- Situated near the finest schools, recreation, and amenities that Vancouver has to offer
- Sophisticated residences designed by award-winning IBI and built by Urban One Construction guarantees your home meets or exceeds exacting standards
- Generously proportioned homes fit your furniture and changing lifestyle needs
- Concrete construction ensures your home is peacefully quiet
- Year-round comfort is maximized with zoned heating and cooling
- Oversized balconies allow you to relax and admire the world-famous Vancouver views
- Concierge offers the discerning homeowner security and convenience

### SUPERIOR INTERIORS

- Two finely-crafted, custom colour palettes by Guo Interiors coordinate with your personal style
- Over-height, smooth-painted 9' ceilings in living and bedroom areas visually expand the scope of each room
- Wide-plank engineered hardwood flooring flows throughout the living and bedroom areas
- Side-by-Side washer and dryer laundry closets offer the ultimate in domestic convenience
- Solid core doors in each room create additional privacy and security

- Italian designed, show room quality built-in closets allow for impeccable organization of your possessions
- Automated smart-home technology by Crestron offers entry video surveillance through its sleek 7" wall-mount touch screen
- A highly curated collection of lifestyle upgrades has been created by the Westland Design Centre. Please ask a sales representative for more information.

### CONNOISSEUR KITCHENS

- Italian-imported, custom-stained oak veneer cabinets designed for the needs of the at-home chef
- Oversized kitchens with islands for family-style cooking and entertaining
- Renowned, state-of-the-art Gaggenau appliances:
  - 36" 5-burner gas cooktop with stainless steel high CFM hoodfan
  - Built-in 24" integrated refrigerator column
  - Built-in 18" integrated freezer column
  - Built-in microwave drawer
  - Built-in, ultra-quiet speed dishwasher
- 24" wall oven with automatic side swing door with multi-language capabilities
- Each home includes the option for a one-of-a kind culinary entertainment centre with an integrated pantry that features:
  - Gaggenau coffee maker
  - Gaggenau refrigerated wine column with 2 climate control zones
- Custom bar with mirrored wall and lit display shelving for your finest cognac

- Custom-designed drawer and door organizers keep kitchen essentials in their place
- Pull out pantry storage
- Integrated soft-touch, self-close doors and drawers maintain a visually clean kitchen and minimize noise
- Kitchens offer convenient under-cabinet task LED lighting for precision work
- Easy-to-maintain solid quartz countertops with full-height quartz backsplash and marble-top island make a statement
- European-designed, arched chrome Grohe faucet

### SHOW-STOPPER BATHROOMS

- Italian-imported, wood veneer cabinets hover over exquisite tile floor
- Master Bathroom Features:
  - Select plans feature opulent free-standing tub enclosed within a stunning frameless glass bathing room with long horizontal niche
  - Flush-mount, custom-stained oak, mirrored medicine cabinets
  - Nu-heat flooring in the master bathroom for year-round comfort
- Pristine white countertops are paired with Hans Grohe wall-mount or free-standing faucets and fixtures
- Oversized 5" by 10"-wide porcelain marble slab creates a spectacular bathing experience
- Semi enclosed frosted glass toilet room (door can be added)
- Powder Room Features:
  - Exceptional oversized, three-sided vessel sink
  - Duravit wall-mounted lavatory
  - Chrome Hans Grohe waterfall faucet

### EXTRA PEACE-OF-MIND

- Full concierge attends to a variety of tasks, presenting you with simplicity, convenience, and security:
  - Key drop-off / pick-up
  - Dry cleaning drop-off / pick-up
  - Locked large parcel storage
  - Home access coordination
  - Grocery delivery to your front door
- Fully-secure camera-patrolled underground parking
- Secure floor-to-floor fob access
- Pre-wired for high-speed internet and digital cable
- Travelers New Home Warranty provides:
  - 2-year materials and labour warranty
  - 5-year building envelope warranty
  - 10-year structural warranty
- Two parking stalls included
- One storage locker included