



FEATURES & FINISHES

CANVAS

WELCOME HOME

- Modern design by gBL Architects featuring corrugated metal, splashes of colour and private roof top patios
- Situated next to the Great Northern Way Campus, home to the Centre for Digital Media and future Emily Carr University of Art + Design
- Walking distance to the seawall and transit stations, with the Central Valley Greenway at the front doorstep
- A lush central courtyard divides the site which is located across from a future communal green space
- Comprehensive 2-5-10 year National Home Warranty: 2 full years in-home coverage for workmanship and materials, 5-year water penetration coverage and 10-year structural coverage

SUITE FINISHES

- Warm and inviting designer colour schemes, Sunrise and Sunset
- European-made wide-plank laminate flooring throughout entry, living, flex space and kitchen
- Berber style stain-resistant carpeting throughout bedrooms and walk-in closets
- Horizontal 1" white venetian blinds on all exterior windows
- Flat painted ceilings
- Modern brushed chrome door hardware
- Contemporary flat profile painted baseboards and door casings
- Full-size, high-efficiency Whirlpool Energy Star rated front-loading washer & EnerGuide rated dryer
- Designer-chosen, low VOC paints and sealants used throughout the development
- Modern glass sliding doors separate the bedroom and living space in select homes

KITCHEN

- Premium stainless steel KitchenAid Architect® Series II appliance package including:
 - KitchenAid 30" refrigerator with full extension bottom mount freezer drawer
 - KitchenAid high output, 5 burner gas cooktop
 - KitchenAid 30" wall oven with Even-Heat™ technology and glass-touch display
 - KitchenAid Energy Star rated dishwasher with fully integrated controls
 - KitchenAid 30" microwave hood combination oven with 2 cu. ft. capacity
- 1.5" double nose composite stone countertops
- European-inspired, custom flat panel wood cabinets with rift-cut oak veneer face, featuring wood gables and island backs
- Contemporary white gloss upper cabinetry
- Premium cabinet hardware including imported modern pulls and soft close mechanism on all drawers and doors

- Over-height tile backsplash
- Stainless steel under-mounted Franke sink with in-sink disposal
- Polished chrome Kohler faucet with extractable spray
- Under-cabinet puck lighting to illuminate workspace
- Track lighting

BATHROOM

- 12" x 24" imported porcelain floor tile featuring Nuheat heated flooring system in primary bathroom
- Wood veneer cabinetry with brushed chrome door hardware
- Composite stone countertop with matching 6" high backsplash
- Oversized mirror with contemporary light fixture
- Under-mount wash basin with WaterSense Certified single handle chrome faucet
- Frameless glass shower enclosure and door with mosaic-tiled base, high gloss wall tile to ceiling and a shower niche for convenient storage (in select homes)
- WaterSense Certified tri-function Kohler showerhead and pressure-balanced shower controls
- Linear-style deep soaker tub with tiled front
- Polished chrome bathroom accessories
- WaterSense Certified water-conserving Kohler toilet

AMENITIES

- Exclusive to homeowners - nearly 4,000 sq. ft. of indoor amenity space including:
 - Professionally-equipped fitness centre
 - Flexible artist gallery space
 - Collective workshop
- Communal outdoor courtyard oasis with lush green landscaping, a fire pit and garden plots
- Outdoor children's play area

SAFETY + SECURITY

- Safety features incorporated through a comprehensive CPTED Analysis that identifies measures for Crime Prevention Through Environmental Design - some of which include:
- Electronic key-fob controlled access at main building entry points
- Controlled underground parkade with secured entry gates, ample lighting and closed-circuit camera
- All homes pre-wired for in-suite security systems
- Solid core suite entry door with anodized lock set and peephole
- State-of-the-art fire protection including sprinklers and smoke detectors in every suite