

A Considered Approach to Modern Design

BUILT BY ALABASTER

- Alabaster is an award-winning premier builder of homes. We draw our inspiration from meaningful design that spans centuries and nations, from the balance and harmony found in nature, and from the communities for which these homes serve
- Our team brings decades of local development experience to Metro Vancouver. We have long collaborated with leading architects and designers to establish a new approach to home building
- In everything that we do, we aim to serve. From our in-house construction team to our homeowner care team, we take great care to create serene spaces that will grow with you

LOCATION

- A residential reprieve located within Vancouver's connected and transforming Oakridge community
- Walking distance to bike lanes, transit, and the Langara 49th Canada Line Station
- Direct access to Downtown, YVR, Richmond, Marine Gateway, and UBC via W 49th TransLink bus route
- Among some of Vancouver's greenest parks, walking trails, and golf courses
- Minutes away from evolving neighbourhood amenities along Cambie Street, including new retail stores, a future community centre, and the world's largest Time Out Market food hall coming soon to Oakridge Park
- Anticipated shops and cafés will transform 49th Avenue, alongside the revitalization of Langara College and the YMCA

DESIGN

- Effortlessly modern exteriors designed by award-winning Yamamoto Architecture
- Interiors by award-winning interior design firm Studio Roslyn
- Inviting, contemporary exterior design with rich, warm-toned brick, and balcony soffits
- Warm and contemporary grey colour scheme
- Wide plank laminate flooring throughout main living areas and bedrooms
- 9" over-height ceilings
- Full-size front-loading washer and dryer*
- Efficient centralized Variable Refrigerant Flow system for warming and cooling fresh air into your home
- High-efficiency double-glazed windows for maximum sound attenuation and energy efficiency
- Roller shades to control privacy from large expansive windows
- Italian-made entry bench with custom-built storage in collaboration with Inform Projects*
- Elegant smoked glass sliding doors surrounding bedroom area for seamless privacy*

KITCHENS

- Custom-built, Italian-made kitchens in collaboration with Inform Projects with two-toned flat panel cabinetry
- Italian-made coffee bar with integrated lighting, floating shelves, and custom-built cabinetry in collaboration with Inform Projects*
- Engineered stone countertops with a continuous backsplash that complement upper accent cabinetry
- Premium Fulgor Milano appliances:
 - 24" induction cooktop and oven with integrated hood fan (for Jr. 1 beds)
 - 30" induction cooktop and oven with integrated hood fan (for 2 and 3 beds)
- Integrated Fulgor Milano fridges:
 - 24" fridge for Jr. 1 beds
 - 30" fridge for 2 and 3 beds
- 24" Fulgor Milano integrated dishwasher
- Built-in Panasonic microwave
- Polished chrome Kohler faucet with pull-out sprayer and three-function touch control
- Nested stainless-steel kitchen sink

BATHROOMS

- Custom wood-framed vanities in collaboration with Inform Projects with open shelving for added storage
- Porcelain floor and wall tile with engineered stone countertops and backsplash
- Heated tiled flooring for elevated comfort and warmth*
- Contemporary undermount sinks by Kohler
- Polished chrome faucets and fixtures by Kohler
- Relaxing soaker tubs
- Frameless glass surround with a rain head and a hand-held shower in all ensuite

AMENITIES

- Premium ground-level retailers invite you to discover what's inside their lofty interiors
- Spacious rooftop lounge and patio equipped with a communal kitchen and outdoor barbecue
- *Pavilion at Home*: an exclusive partnership with award-winning coworking space, Pavilion Cowork, to bring private coworking space to the lounge for residents
- Separate entrance lobby and floor access for offices
- Elegant residential lobby with double-height ceilings
- Secured underground parkade with FOB entry
- High-security FOB access to building for peace of mind
- Electric vehicle rough-in for every residential parking stall
- Secure storage and bike lockers
- Comprehensive 2-5-10 Warranty by WBI New Home Warranty
 - 2-year warranty for labour and materials**
 - 5-year warranty for building envelope
 - 10-year warranty for structural defects

* In select homes

** Some limits apply