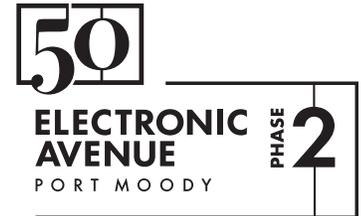


FEATURES LIST



A PORT MOODY COMMUNITY

- Modern architecture inspired by the property's industrial heritage designed by award-winning Ciccozzi Architecture
- Street level retail shops, cafes, and services integrated for everyday convenience
- Situated directly across the street from the 9-acre Rocky Point Park
- Within easy walking distance to shops, restaurants, and Brewers Row
- Moody Centre Station, servicing the West Coast Express and Evergreen Line, is only a 10-minute walk away

MODERN INTERIORS

- Contemporary collection of 1, 2, 3, and 4 bedroom homes
- Choice of two professionally designed colour palettes
- Open floorplans with 9-foot ceilings
- Laminate oak wood flooring throughout
- Whirlpool front-load washer and dryer
- Integrated designer wardrobe with drawers in master bedroom
- All closets include custom millwork organizers
- Private deck features power outlet and gas connection
- Conveniently placed USB outlets throughout
- Solar reflective roller shades on all windows
- Contemporary ceiling light fixtures and energy efficient LED lighting throughout
- Polished chrome or black single-lever handles on interior doors
- Air conditioning for climate control (select homes)
- Spacious rooftop patio (select homes)
- White opal glass and brushed nickel wall sconces in stairway to rooftop patio (select homes)

ELEGANT KITCHENS

- Premium appliances include:
 - Bosch high performance, stainless steel wall oven with black glass and 30" gas cooktop
 - 36" Fisher & Paykel ActiveSmart™ French door refrigerator with ice-maker paneled to match cabinetry
 - Bosch ultra-quiet dishwasher with custom panel
 - Panasonic stainless steel microwave with black glass
 - Sleek stainless steel Venmar hood fan
- Polished quartz countertops with graceful waterfall edge
- Square-edge cabinetry with integrated handle and soft close drawers, includes a thoughtfully integrated cutlery tray
- Full-height, custom millwork pantries
- Built-in "Smart Corner" cabinet organizer
- Slide-out spice rack cabinet
- Immaculate porcelain tile backsplash
- Under-cabinet LED lighting
- Stainless steel undermount kitchen sink
- Polished chrome or black faucet with dual function pull-down spray

REFINED BATHROOMS

- Designer floating vanity
- Large framed mirror with medicine cabinet
- Custom designer millwork for extra cabinet storage
- Soho white hexagon porcelain tile flooring
- 12" x 24" ceramic wall tiles
- Polished quartz countertop
- Kohler under-mount rectangle sink
- Frameless, clear tempered glass shower with handheld showerhead in ensuite
- Relaxing deep bathtub with handheld showerhead
- Toto Aquia dual-flush, two-piece toilet
- Bathroom accessories (towel bar, robe hook) in matte black

AMENITY COLLECTION

- Club 50, a three-storey, 9,000-square-foot building with social, fitness, and family amenities exclusively for residents, includes:
 - Fitness facility
 - Yoga studio
 - Dog wash room
 - Bicycle repair room and workshop
 - Indoor and outdoor youth activity area
 - Gaming room
 - Media room
 - Co-working space complete with two boardrooms
 - Social lounge with a large patio
 - Guest suite for visiting friends and family
- One-acre elevated, private backyard, featuring green lawns, quiet courtyards, urban gardens, water features, long table dining, a dog park, and a children's playground
- Personal storage locker for each home

PEACE OF MIND

- Conscientious green initiatives are equivalent to LEED silver status
- Quality construction with superior exterior materials
- Cozy homes are achieved with double pane glass windows and extra wall insulation
- Security system in each home
- Secured underground parking with fob access
- Restricted floor access
- Fire protection includes sprinklers, along with smoke and CO2 detectors
- Travelers 2-5-10 New Home Warranty

NOVEMBER 9, 2020

The material provided herein is for general information purposes only and is not intended to depict as-built construction designs. The developer reserves the right in its sole discretion to make modifications or changes to the building design, floor plans, specifications, finishes, features, prices, materials, equipment (including appliances) and dimensions. Dimensions are approximate and have been calculated from preliminary survey measurements. Actual final dimensions of construction may vary from those set out herein. As reverse, flipped and/or mirrored plans occur throughout the development please see architectural plans if this is material to your decision to purchase. Please see disclosure statement for specific offering details. E&O.E.