

EXCEPTIONAL TOWNHOMES

Your senses are about to be heightened in Panorama's newest neighbourhood with the charming collection of spacious 3 or 4 bedroom townhomes at Altura. **SEE** the exquisitely detailed interiors, including laminate hardwood and oversized windows. **HEAR** the wind in the trees as you make your way to the fully equipped Club at Altura for a dip in the pool. **SMELL** the delicious food cooking in your stylish kitchen, complete with stainless steel appliances. **TASTE** a multitude of diverse dishes at the eclectic mix of restaurants and pubs located close by. **FEEL** the spaciousness usually reserved for single family living. Experience Altura.



HEIGHTEN YOUR SENSES

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CONSTRUCTION

Sullivan Hills

25-10

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WELCOME TO **PANORAMA**

Living in the exciting Panorama neighbourhood, you're surrounded by natural beauty and open spaces, yet conveniently close to schools, shopping and play. A short bike ride away is the brand new state of the art YMCA equipped with a 7,500 square foot cardio centre. The Panorama Village Centre is the perfect place to grab a java at Esquires or a micro-brewed beer with friends at The Big Ridge Brew Pub. There's so much to enjoy.



VIEW THE AREA

WATCH VIDEO

DOWNLOAD THE MAP 



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EDUCATION

- Sullivan Heights Secondary
- McLeod Road Elementary
- Cambridge Elementary
- Hyland Elementary
- Panorama Ridge Secondary
- Kwantlen Polytechnic Univ.

ARTS & LEISURE

- Newton Recreation Centre
- Newton Library
- Hollywood 3 Cinemas
- YMCA
- Golf Town
- Bell Performing Arts Centre

EATING

- Tim Hortons
- Starbucks
- Wings Tap & Grill
- Red Robin's
- Boston Pizza
- Ta-Ke Sushi
- Luna Loca Mexican Food
- New York New York
- Java Hut Bakery & Deli
- Subway
- McDonalds

COMMUNITY

- Surrey Memorial Centre
- Newton Exchange
- South Surrey Park N Ride

SHOPPING

- PANORAMA RIDGE
- IGA Marketplace
- CIBC
- Big Ridge Brew Pub
- Liquor Store
- ...and more
- SULLIVAN STATION
- TD Bank
- RBC Financial
- Cyclone Taylor Sports
- ...and more
- Save-On-Foods
- Real Canadian SuperStore
- Safeway
- Surrey Farm Market
- Office Depot
- PetSmart
- BC Liquor Store
- Shopper's Drug Mart
- Rona
- Canadian Tire
- Costco
- Art Knapp Plantland
- Blue Valley Blueberry Store
- River Bend Winery

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EDUCATION

- 1 Sullivan Heights Secondary
- 2 McLeod Road Elementary
- 3 Cambridge Elementary
- 4 Hyland Elementary
- 5 Panorama Ridge Secondary
- 6 Kwantlen Polytechnic University

ARTS & LEISURE

- 7 Newton Recreation Centre
- 8 Newton Library
- 9 Hollywood 3 Cinemas
- 10 YMCA
- 11 Golf Town
- 12 Bell Performing Arts Centre

COMMUNITY

- 13 Surrey Municipal Centre
- 14 Newton Exchange
- 15 South Surrey Park N Ride

EATING

- 16 Tim Hortons
- 17 Starbucks
- 18 Wings Tap & Grill
- 19 Red Robin
- 20 Boston Pizza
- 21 Ta-Ke Sushi
- 22 Luna Loca Mexican Food
- 23 New York New York
- 24 Java Hut Bakery & Deli
- 25 Subway
- 26

SHOPPING

- 27 PANORAMA VILLAGE
 - IGA Marketplace
 - CIBC
 - Big Ridge Brew Pub
 - Liquor Store
 - ... and more
- 28 SULLIVAN STATION
 - TD Bank
 - RBC Financial
 - Cyclone Taylor Sports
 - ... and more
- 29 Save-On-Foods
- 30 Real Canadian SuperStore
- 31 Safeway
- 32 Surrey Farm Market
- 33 Office Depot
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- 36 Shopper's Drug Mart
- 37 Rona
- 38 Canadian Tire
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- 40 Art Knapp Plantland
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6299 144th STREET, SURREY, BC

ALTURALIVING.COM

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B C C O N D O S . N E T

AWARD WINNING INTERIOR DESIGN

A home is more than a series of rooms. It's the ultimate expression of your style and what's important to you. Our designer palettes in **Latte** or **Espresso** by recent Georgie Award winner Danielle Lareau of Giraffe Design, offer exciting combinations of colours and materials, allowing you to create a space that's uniquely yours. Granite counter tops in the kitchens and bathrooms, stainless steel appliances by Whirlpool, porcelain tile back splashes are all standard at Altura.

DOWNLOAD THE FEATURES LIST 



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B C C O N D O S . N E T



A WARM WELCOME

- Classic heritage west coast architecture
- Professionally designed and richly landscaped grounds
- Front and/or back yards in many homes, depending on the location
- Elegant entertainment sized verandas or patios for outdoor relaxation
- Walking paths and semi-private green spaces nestled among groves of existing heritage trees

THE CLUB AT ALTURA

- Over 7,800 square foot Club at Altura including covered outdoor pool and hot tub
- Full changing rooms, sauna and shower facilities
- Fitness Facilities and Yoga studio
- Large fireside entertainment lounge open to large outdoor deck for family gatherings and entertaining friends
- Multi-media Theatre
- Children's play room
- 2 guest suites for those out of town guests

LIVING IN STYLE

- Spacious, functional, exquisitely detailed homes of superb quality
- Two exciting colour schemes to choose from in Latte or Espresso
- 9' foot ceilings on the main floor
- Large Porcelain Tile Entries
- Elegant wide plank laminate hardwood flooring in Chelsea Oak or African Walnut in living, dining and family rooms
- Luxurious cut and loop carpeting in bedrooms
- Convenient main floor powder rooms
- Fashionable electric fireplace
- Sleek Rockport interior doors with satin chrome lever hardware
- Oversize windows to maximize natural light
- Horizontal 1 inch designer blinds for added privacy
- Bonus room off garage for future rec room or bedroom with rough-in for full bath in D Plans
- Vaulted Master Bedroom ceilings in D, E and F Plans

KITCHENS THAT SIZZLE

- Open concept kitchens with pantries and breakfast bars in Plan A, B, C, E and F.
- Convenient centre island in Plan D
- Sleek duo tone cabinets in Asian Night/Blond Echo or Columbian Walnut/Asian Sand
- Granite countertops with porcelain tile backsplash
- Under mount double bowl stainless steel sink with Danze Control lever pull out chrome faucet
- Colour coordinated large tile flooring in Plan A, B, C, E and F Plans
- Wide plank laminate flooring in Plan D
- Classic satin nickel lighting and contemporary pendant lighting over eating bars and centre island
- Full compliment of stainless steel appliances by Whirlpool including:
 - 18 cubic foot frost free energy star refrigerator
 - Energy efficient electric range with smooth ceran cook top
 - Energy star dishwasher
 - Combination microwave/hood fan
- In sink waste disposal
- Whirlpool Washer/Dryer

PERSONAL SPACES

- Delux ensuite walk-in showers with porcelain tile surround and decorative accents
- Sleek Nickel and glass pendant lighting
- Colour coordinated Porcelain Tile Floor
- Porcelain Tile Bath and Vanity surrounds with designer accents in main bath
- Laminate cabinets with Luxurious Granite counter tops, porcelain tile backsplash and full width mirror
- Undermount china basins
- Deep soaker tubs in main bath
- Taymore Naples Series Polished Chrome bathroom accessories
- Delta Arzo series polished chrome faucets

YOUR PEACE OF MIND

- 50 year manufacture warranty on durable vinyl siding with shingle accents
- 30 year manufacture warranty on reinforced asphalt shingle roof with R40 insulation
- Rainscreen technology protection system
- Energy saving double glazed thermally broken vinyl windows and patio doors
- Sturdy 2x6 exterior wall construction with R20 insulation
- Double 2x4 inch insulated party wall system staggered stud and 1 inch air space
- Hard wired in home smoke detectors
- Pre-wired for in home security
- Pre-wired for cable/telephone/internet
- Rough-in for built in vacuum
- Rough in water supply at fridge
- 40 gallon electric hot water tank
- Convenient electric baseboard heating throughout
- Decorative exterior lighting at entry porch, garage and decks/patios
- Premium Warranty by National Home Warranty including:
 - 2 years coverage for materials and workmanship
 - 5 years coverage for building envelope, including water penetration
 - 10 years coverage for major structural defects
- A Nordel home will provide you with years of peace-of-mind ownership and the security of a long-term investment.



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In our continuing effort to improve and maintain the high standard of the Altura development, the developer reserves the right to modify or change plans, specifications, features and prices without notice. Materials may be substituted with equivalent or better at the developer's sole discretion. All dimensions and sizes are approximate and are based on Architectural measurements. The Club at Altura square footage includes both indoor and outdoor pool/deck amenities. As reverse plans occur throughout the development, please see architectural plans. Renderings are an artist's conception and are intended as a general reference only. Please refer to disclosure statement for specific offering details. E. & O. E.



B C C O N D O S . N E T



THE PERFECT GETAWAY FROM THE EVERYDAY

The 7,813 sq. ft. Club at Altura features:

- Covered pool
- Hot tub
- Sauna
- Yoga studio
- Full showers
- Change rooms
- Media theatre
- Entertainment room with fireplace and billiards
- 2 Guest suites
- Walking paths

VIEW THE CLUB'S FLOORPLAN



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B C C O N D O S . N E T



SINGLE FAMILY SIZED LIVING WITH **URBAN FLARE**

You'll quickly discover that Altura is an ideal home; one that's close to friends, family and a community you love. The incorporation of the best in urban design along with classic West Coast styling, Altura's contemporary townhomes offer you a fresh new way of living well. Spacious floorplans give you ample room to grow, while providing that maintenance free lifestyle we all desire! Solid construction and quality finishes give you assurance and lasting value.

PLAN A — SOLD OUT

PLAN B — SOLD OUT

PLAN D

PLAN E

PLAN F

PLAN G

DOWNLOAD ALL PLANS 

DOWNLOAD SITE PLAN 



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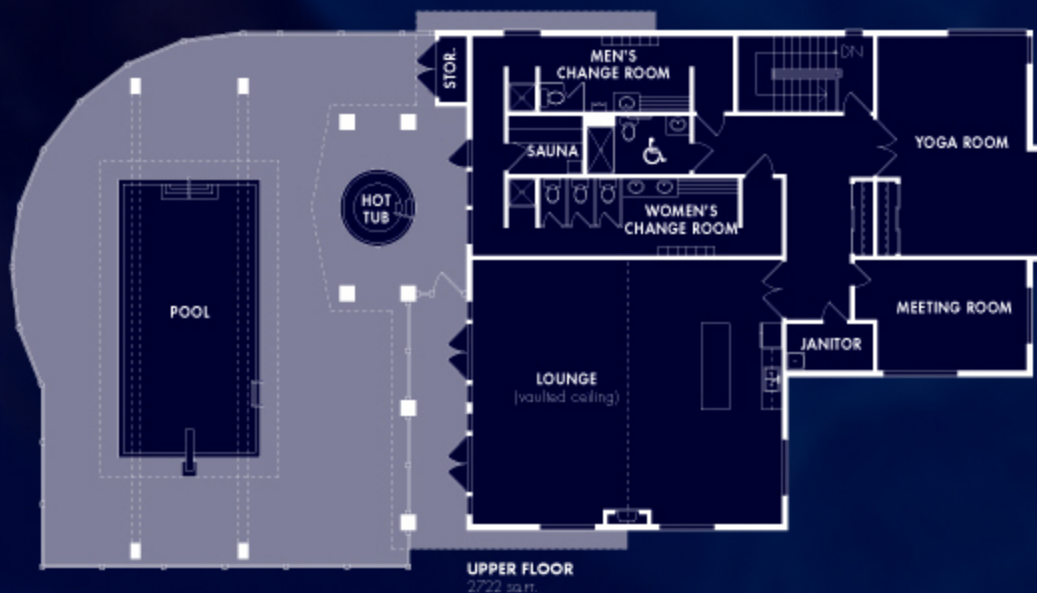
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DOWNLOAD THE CLUB PLAN

IN OUR CONTINUING EFFORT TO IMPROVE AND MAINTAIN THE HIGH STANDARD OF THE ALTURA DEVELOPMENT, THE DEVELOPER RESERVES THE RIGHT TO MODIFY OR CHANGE PLANS, SPECIFICATIONS, FEATURES AND PRICES WITHOUT NOTICE. MATERIALS MAY BE SUBSTITUTED WITH EQUIVALENT OR BETTER AT THE DEVELOPER'S SOLE DISCRETION. ALL DIMENSIONS AND SIZES ARE APPROXIMATE AND ARE BASED ON ARCHITECTURAL MEASUREMENTS. AS REVERSE PLANS OCCUR THROUGHOUT THE DEVELOPMENT, PLEASE SEE ARCHITECTURAL PLANS. RENDERINGS ARE AN ARTIST'S CONCEPTION AND ARE INTENDED AS A GENERAL REFERENCE ONLY. PLEASE REFER TO DISCLOSURE STATEMENT FOR SPECIFIC OFFERING DETAILS.

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RENOWNED FOR **EXCELLENCE**



Visit nordelhomes.ca

For over 2 decades, Nordel Construction has garnered the reputation as a proven leader in the building of high quality homes throughout the Lower Mainland. Nordel Construction prides themselves on building homes distinguished by great value and exceptional workmanship, evident in the variety of beautiful single-family and multi-family townhomes that proudly carry on the Nordel tradition.

Together with the National Home Warranty Program, Nordel Construction provides the 2-5-10 year warranty in accordance with the Homeowner Protection Act of British Columbia.

This comprehensive third party warranty includes:

**TWO YEAR MATERIAL AND LABOUR WARRANTY
FIVE YEAR BUILDING ENVELOPE WARRANTY
TEN YEAR STRUCTURAL WARRANTY**

A NORDEL HOME WILL PROVIDE YOU WITH YEARS OF PEACE-OF-MIND OWNERSHIP AND THE SECURITY OF A LONG-TERM INVESTMENT.



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2-5-10
WARRANTY

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ASK US YOUR QUESTIONS

We're here for you to make sure you make the best purchase.
Drop by the Presentation Centre, give us a call or send us an email.
We're here to help.

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info@alturaliving.ca

Click here to register and receive informational emails and
unadvertised promotions before the public.



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