

welcome to blu...

The Style of Simplicity

1 BR to 2 BR plus den homes centrally located in Langley

Mt Baker Enterprises is pleased to present our latest collection of condominium homes. Close to the heart of downtown Langley, Blu offers 36 well designed one bedroom to two bedroom plus den homes that are just a short stroll away from shops, services, amenities and recreation.

Our approach to building homes is simple: uncompromising quality in construction, well planned, flexible layouts and tastefully finished interiors. After all, your home should be your solace.

Available to move in for spring 2011



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[floorplans](#)

[photo gallery](#)

[the developer](#)

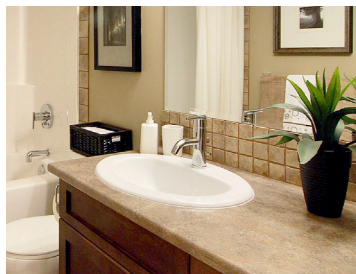
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It's all in the details

"Simplicity is the ultimate sophistication"
~ Leonardo da Vinci



FIRST THINGS FIRST

Making a great first impression

- Beautifully designed by Points West Architecture
- Exterior combines modern elements with timber accents & stone cladding for a decisively West Coast design
- Impressive stone columns visually anchor the front entrance
- Professionally designed landscaping with wheelchair access at front and rear of building
- Spacious amenity room for larger gatherings

STEP OUT ON THE TOWN

Enjoy the simple pleasure of taking a stroll

- Close to it all, yet set back from main roads
- Walking distance to shopping, restaurants & services
- Easy access to main commuter routes, highways & freeway
- Close proximity to parks, recreational facilities & major shopping centers

CONSIDER THE POSSIBILITIES

Versatile layouts to create your home

- Five unique home designs to choose from
- Open layouts for flexibility & space to entertain
- Interiors are designed & finished to complement various personal styles
- Two designer colour schemes available: "Earth" & "Sky"
- Airy 9 ft ceilings throughout with chic, modern light fixtures
- European laminate flooring in a durable, low luster finish
- 2" Venetian Blinds for light control & privacy
- Fireplaces for added ambience
- Balconies to offer a fresh air retreat
- High efficiency, large capacity washer & dryer

FEEDING THE SENSES

Kitchens designed with style & function

- Sleek shaker cabinetry in espresso maple or designer white finish
- Lustrous granite countertops with 1 1/2" edge, beautifully accented with a full height, hand-set tile backsplash
- Generous Frigidaire stainless appliance package including
 - 23 cu ft Side by Side Refrigerator with Energy Saver Plus technology, featuring water & ice dispensers
 - Self-cleaning Smooth-top Range
 - Energy Star dishwasher featuring "Ultra Quiet" sound insulation
 - Integrated over-the-range microwave & hood fan unit
- Stainless steel double-bowl sink
- Single lever faucet & sprayer by Kohler
- Functional under-cabinet task lighting

WAKING UP & WINDING DOWN

The serenity of your personal space

- Bedrooms & den have stylish loop carpet in a durable, stain resistant 100% nylon
- Bathrooms feature modern-styled vanities in either espresso maple or designer white finish
- Vanities have cove laminate countertops in durable matte finish
- Beautiful hand-set mosaic tile back splashes on vanities
- Integrated acrylic tub & shower units from the Maxx Collection, accented with hand-set tile
- Some plans offer sleek ceramic tile shower units with durable acrylic bases
- Bathrooms beautifully complemented with Kohler sinks & hardware

REASSURANCE

Your safety & convenience

- Secured, keyless garage & lobby entrance
- Controlled access underground owner parking
- Security camera
- Ample visitor parking
- Provision for in-suite wireless security
- State of the art centrally monitored fire protection system including in-unit sprinklers & smoke detectors
- Electric baseboard heating
- In-suite storage

CONFIDENCE

Quality construction means peace of mind

- 40 year warranty asphalt shingle roof
- "Rain-screen" Technology, under the supervision of Aqua Coast Engineering Ltd.
- Energy saving, double glazed windows
- Warranty by Traveler's Insurance:
 - 2 years on materials and workmanship
 - 5 years on building envelope, including water penetration
 - 10 years on major structural defects

Our commitment to quality of construction and environmental responsibility starts from the ground up. We use quality trades people who take pride in their work. We pay close attention to where products are made, how they are made and how far they must travel. We build well constructed homes using quality materials and skilled workmanship, that's why we proudly put the 'Mt. Baker' name on them!





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Feeding the Senses

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The developer reserves the right to substitute any material, fixture, appliance or finishing with an equivalent material, fixture, appliance or finishing at the developer's sole discretion. In our continuing effort to meet the challenge of product improvement, we reserve the right to modify or change plans, specifications or prices without notice. Renderings are an artist's conception only and are intended as a general reference. All dimensions and sizes are approximate. Refer to the disclosure statement for specific offering details, E & O.E.

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- ↳ the azure
- ↳ the sapphire
- ↳ the cobalt
- ↳ the indigo
- ↳ the cyan
- ↳ features

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"Simplicity is the ultimate sophistication" ~Leonardo DaVinci



This is not an offering for sale. Any such offer can only be made by way of a disclosure statement. E.O.E.

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





location

Check out the neighborhood... Life at Blu

We carefully consider each location we chose to build our homes. Blu's location offers a quieter street, with access close by to major routes. Just minutes from major shopping centers, golf and recreation centers, Blu enjoys a location that is removed from the busier roads and heavy traffic, so that you can simply step out the front door to enjoy a variety of shops, services, restaurants and recreational activities.



- | | | | |
|--|--|--|---|
| Shopping
1. Langley Mall
2. Valley Centre Strip Mall
3. Willowbrook Shopping Centre
4. Langley Centre I
5. Langley Centre II
6. Fraser Crossing | Community
7. Langley City Hall & Library
8. Cascade Casino
9. Coast Hotel & Convention Centre
10. Douglas Recreation Centre
11. Langley Chamber of Commerce
12. Al Anderson Memorial Pool | Schools
13. Blacklock Fine Arts Elementary
14. Douglas Park Elementary
15. H D Stafford Middle School
16. Langley Secondary School
17. Kwantlen University | Parks
18. City Park
19. Hi-Knoll Park
20. Linwood Park
21. Douglas Park
22. Nicomekl Park |
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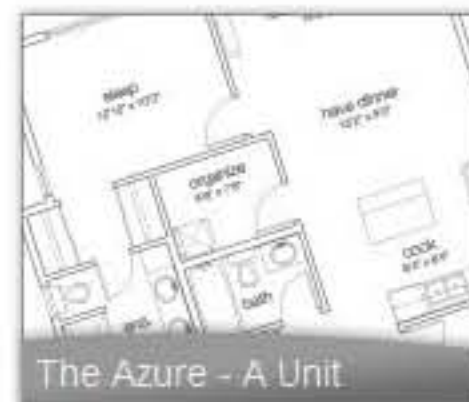
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refreshingly simple

Well Designed Layouts Offering Flexibility & Function

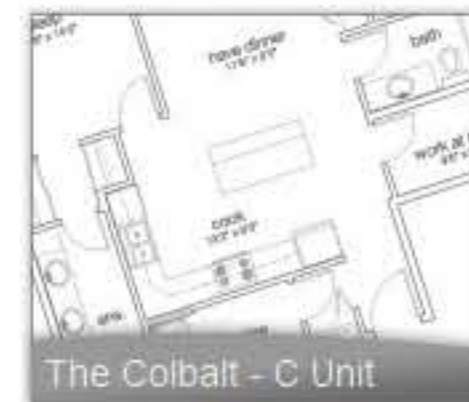
We've worked closely with our design, construction and sales teams to develop 5 well designed home plans that combine function and flexibility, finished in a fresh, clean style.



The Azure - A Unit



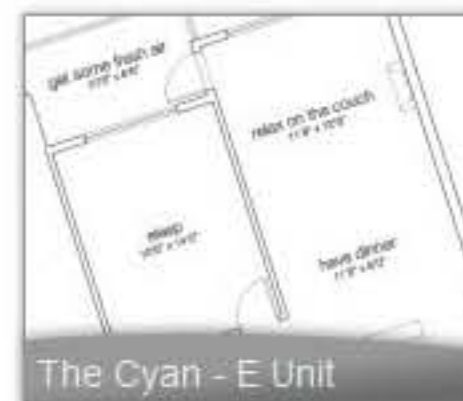
The Sapphire - B Unit



The Colbalt - C Unit



The Indigo - D Unit



The Cyan - E Unit



Features



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- [↳ the sapphire](#)
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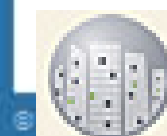
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blu homes
20630 Douglas Cres.
Langley, BC V3A 4B8



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the developer

Our commitment to quality

Our family owned company has been building homes and communities for over 25 years. We confidently combine the latest in building technologies with quality materials and products to produce homes that are well built and energy efficient. By choice, we keep our projects smaller, ensuring quality control and a shorter duration to move in. Our homeowners appreciate this, and so do our neighbors.

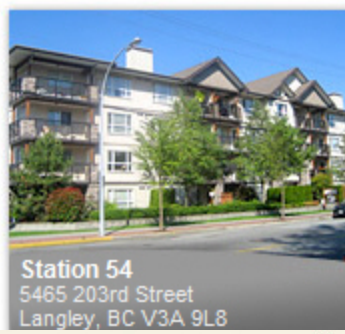
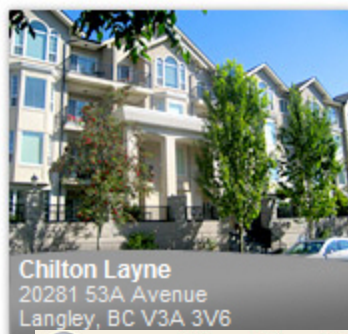
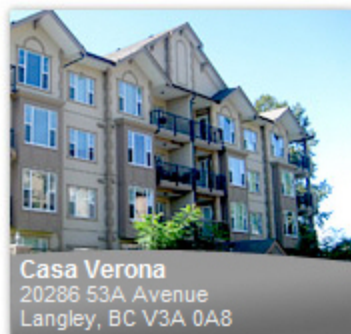
You have our word

Mount Baker Enterprises Ltd stands behind their product, offering the 2/5/10 year warranty in accordance with the Homeowner Protection Act of British Columbia. This comprehensive third party warranty includes:

- 2 Year Material & Labor Warranty
- 5 Year Building Envelope Warranty
- 10 Year Structural Defects Warranty

Traveler's Insurance is a third party insurance provider, among the largest in British Columbia. The builders represented by Traveler's Insurance build quality homes and stand behind their work, their name and their reputation.

What we've done in the past

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contact us

For more information, you can reach us through the form below or at info@bluhomes.ca

we would love to hear from you...

Please take a moment to share your comments and/or inquiries with us.

***Required fields.**

Name: *

Email Address: *

Comments & Inquiries: *

Submit



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Boutique Langley Blu Condominiums on Douglas Crescent Launching! Downtown Langley Real Estate Investment Opportunity at the Blu Langley Condos



Downtown Langley Blu Condos

MOVE IN MAY 2011! Mount Baker Enterprises brings to the market a new collection of boutique Downtown Langley condos for sale. Named Blu Langley, the condominium homes follow the most recent Mount Baker Enterprises successes in the Langley real estate market in the Casa Verona, Chilton Lane and Station 54 projects. The downtown Langley Blu Homes for sale are located at 20630 Douglas Crescent Langley BC and feature a simpler way of luxury living in a great location close to everything you want. From major transit routes like Fraser Highway, Glover Road and the Langley Bypass to bus transportation and from tonnes of shopping at Langley Mall, Valley Centre Strip Mall, Willowbrook Shopping Centre and big box retailers, the Blu Langley condos for sale are ideally situated for singles and families alike. Community amenities such as the Langley City Hall & Library, swimming pools, recreational facilities, the Douglas Recreation Centre, Langley Chamber of Commerce, Cascade Casino and top ranked schools are also nearby. Best of all, the downtown Langley real estate development at the Blu Homes are situated close to green spaces at City Park, Hi-Knoll Park, Linwood Park, Douglas Park and Nicomekl Park to name a few. All downtown Langley Blu Homes will have the 2/5/10 year home warranty and there are now 2 designer display homes for viewing on-site at 20630 Douglas



Cres. The sales office is open Monday through Thursday and over weekends from 1 to 4pm and you can view more details online at www.bluhomes.ca.



The Interior Features List at Blu Langley Condos for Sale

The versatile interiors featured at the downtown Langley real estate development includes such things as colour schemes in Earth or Sky palettes as well as interiors that are designed for you in mind. The airy nine foot ceilings at the downtown Langley Blu Homes will feature bright overheight living areas in addition to laminate floors. Also, all homes will have two inch Venetian blinds, fireplaces, large capacity washer/dryers and balconies/patios for added living spaces. The bedrooms and dens are spacious and will be finished with stylish loop carpeting which is 100% nylon and 100% stain resistant. The new Blu Langley condos for sale will also feature hand set mosaic tiled backsplashes for the vanities in addition to integrated tub/shower units by Maxx Collection. The bathrooms will have Kohler hardware and sinks and the baths will have modern vanities. The kitchens at the downtown Langley condos for sale will feature generously sized Frigidair stainless



steel appliance set that includes an integrated over the range microwave/hood fan in addition to double bowl ss sinks and single lever Kohler faucets. The kitchens will also feature undercabinetry lighting as well as granite countertops and hand set tiling for the back splashes. The extra spacious shaker style cabinetry will also be stunning. All homes will have electric baseboard heating in addition to spacious in suite storage.



The Exterior Details and Amenities at the Downtown Langley Real Estate Development

Again, all homebuyers will receive the 2/5/10 Traveler's home insurance in addition to a forty year warranty on the asphalt shingle roof. The building will have the latest Rain Screen technology and double glazed windows. The Blu Homes in Downtown Langley real estate market will also feature a beautiful architectural design by Points West Architecture in addition to West Coast style detailing that includes large timber accents and stone cladding on the façade. Also, the Blu Langley condos for sale will have impressive stone columns at the front entrances in addition to professionally designed grounds. There is a clubhouse lounge that serves as an exclusive amenity space for

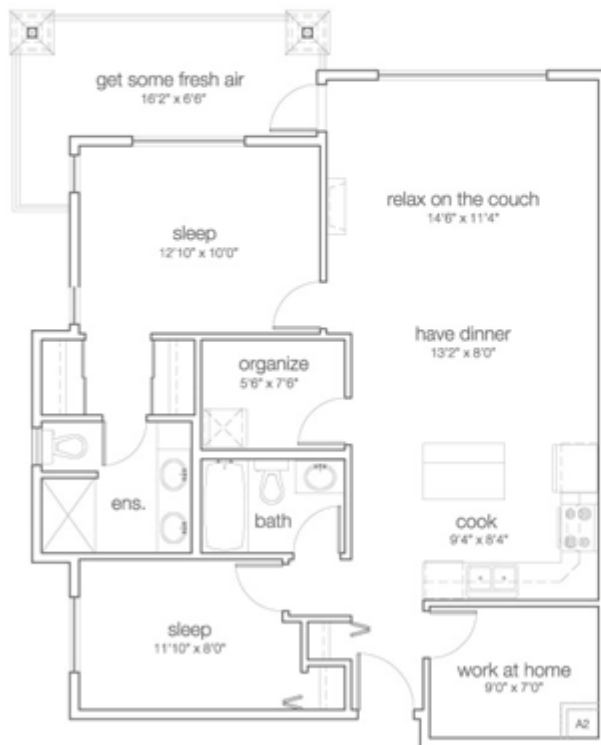


residents. In terms of the downtown Langley real estate location, the Blu Homes will be ideally situated close to parks, recreational facilities and major shopping centres in addition to main commuter routes and freeways. Also close by are restaurants, services, and schools. There is keyless garage and lobby entrances that are extra secure in addition to controlled access underground parking. Security cameras will also be added in addition to in suite wireless security systems for the units at the new Blu Langley condos for sale. The Blu Homes will also have a fire protection system and ample visitor parking.

the azure

A Unit . all four floors
Approximately 970 - 975 sq. ft.

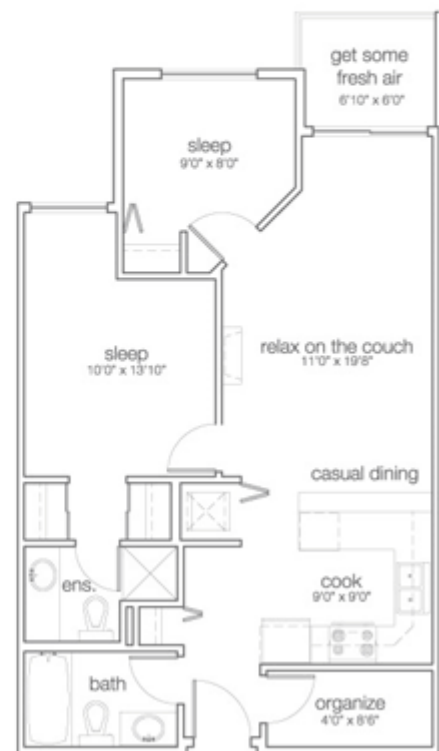
2 Bedrooms + Den
in-suite storage
ensuite bath
main bath



the sapphire

B Unit . all four floors
Approximately 730 sq. ft.

2 Bedrooms
in-suite storage
ensuite bath
main bath



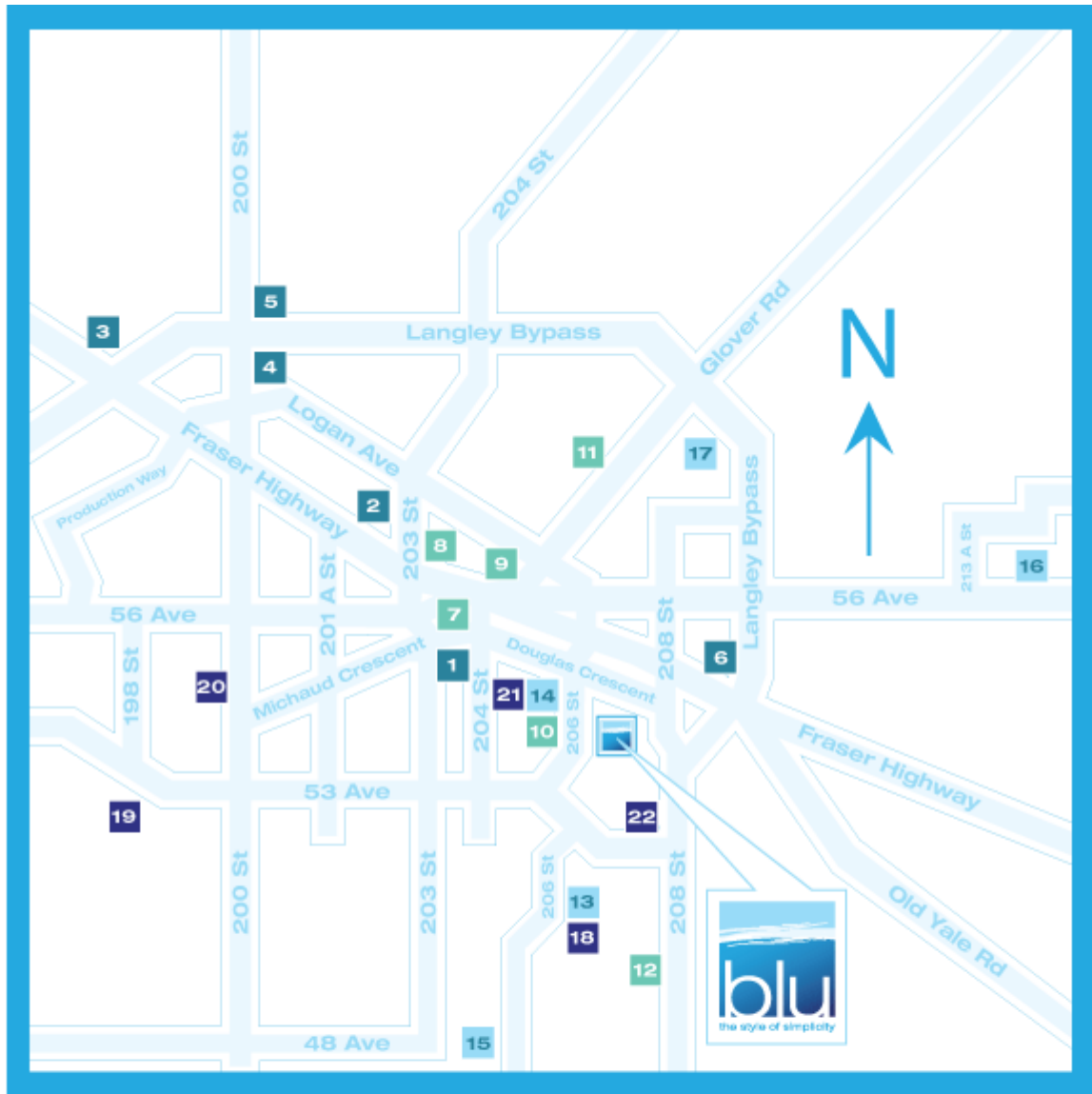
The Downtown Langley Blu Floorplans

There are five incredible floor plans to choose from at this downtown Langley real estate development that includes open layouts for flexibility and space to relax, entertain and work. The first Blu floorplan is The Azure which is approximately 970 to 975 square feet in size with two bedrooms and a den. The ensuite bathroom at this downtown Langley Blu condo home will have double vanities, a separate toilet area as well as a large shower and walk through



closet. The second bathroom will have a tub/shower combo and single vanity. There is a den just around the entry door and the kitchen has an island. It's a corner suite. The Sapphire (Unit B) is a 2 bedroom Langley Blu floorplan which has 2 bathrooms (both with single vanities) in addition to ample interior storage space. It is 730 square feet. The Cobalt or C Unit Floor Plan at the downtown Blu Langley condos is about 1045 square feet with 2 beds + den + storage. The kitchen is very spacious with a centre island and the ensuite again has double vanities. The storage area is more like a full sized laundry room too. The Indigo Blu Langley floorplan is 1130 square feet with 2 spacious bedrooms plus a full sized den and storage/laundry room. Last but not least is the 780 sf Cyan (E Unit) floor plan at the downtown Langley Blu condos for sale which features 1 bedroom and 1.5 baths. There is a large laundry/storage space as well as huge living space.





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| <p>Shopping</p> <ul style="list-style-type: none"> 1. Langley Mall 2. Valley Centre Strip Mall 3. Willowbrook Shopping Centre 4. Langley Centre I 5. Langley Centre II 6. Fraser Crossing | <p>Community</p> <ul style="list-style-type: none"> 7. Langley City Hall & Library 8. Cascade Casino 9. Coast Hotel & Convention Centre 10. Douglas Recreation Centre 11. Langley Chamber of Commerce 12. Al Anderson Memorial Pool | <p>Schools</p> <ul style="list-style-type: none"> 13. Blacklock Fine Arts Elementary 14. Douglas Park Elementary 15. H D Stafford Middle School 16. Langley Secondary School 17. Kwantlen University | <p>Parks</p> <ul style="list-style-type: none"> 18. City Park 19. Hi-Knoll Park 20. Linwood Park 21. Douglas Park 22. Nicomekl Park |
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