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argyle



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**MOVE IN NOW
SAVE BIG**

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Townhome living has never looked so good!

Welcome to Argyle. A stylish group of 95, two and three bedroom townhomes perched on King Road just off of McCallum offering comfort and convenience in one smart package.

Argyle is a beautiful blend of contemporary lines, smart styling and an unparalleled locale. An inviting sanctuary complete with stainless steel appliances, granite counters and laminate hardwood flooring. Close to UFV, the new hospital, rec centre, shops, great restaurants, schools and access to highway number 1, Argyle is setting a new standard for style and livability in Abbotsford.

For more information call **604.557.5959**

REGISTRATION



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floorplans

Argyle is designed to give you larger, smarter spaces that are maintenance free! Two bedrooms start at 1207 sq. ft. and range up to three bedrooms with den at 1667 sq. ft. giving you plenty of room to live large. Open floorplans filled with light and texture create the perfect balance for today's blend of urban lifestyle and country charm.

Choose a plan to view more detail:

- | | |
|---|---|
| ◆ PLAN A
3 BEDROOM + FAMILY ROOM
<i>approximately 1,315 sq. ft.</i> | ◆ PLAN D
2 BEDROOM
<i>approximately 1,300 sq. ft.</i> |
| ◆ PLAN B
2 BEDROOM
<i>approximately 1,207 sq. ft.</i> | ◆ PLAN D1
2 BEDROOM
<i>approximately 1,151 sq. ft.</i> |
| ◆ PLAN C
3 BEDROOM, FAMILY + FLEX
<i>approximately 1,662 sq. ft.</i> | ◆ DOWNLOAD ALL PLANS  |

◆ **DOWNLOAD SITE PLAN**  ◆ **VIEW RENDERING**

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DESIGN ELEMENTS

Location

- Ideally situated in Abbotsford just down the hill from UFV, the new Sports & Entertainment Centre and close to the new Abbotsford Regional Hospital
- Located in Southeast Abbotsford on King Road surrounded by open space, parks, schools, shopping and amenities
- Easy access to Highway 1, downtown Abbotsford, the US and quiet country roads

Quality from the outside in

- Designed by Keystone Architects these designer townhomes offer maintenance free living
- Private decks and open green space with 6' privacy screens, or hedges, are designed for summer living

Contemporary and classic interiors

- Choose one of two colour schemes designed by award winning Oberti Design (Oxford and Cashmere)
- Oversized porcelain tiles in the entry
- Generous 9' ceiling on the main floor
- Scratch resistant, wide plank, laminate hardwood floors in a warm nutmeg finish throughout the main living area
- Enviro-friendly berber carpet
- Clean lined 3 1/4" painted wood baseboards
- Contemporary 2 panel interior doors with Taymor "Equinox" lever style handles in polished chrome

Spacious kitchens

- Classic shaker style cabinets in bright white or contemporary flat panel dark wenge with contemporary brushed nickel pulls
- Chef inspired stainless steel appliances by Whirlpool:
 - Side by side counter depth, refrigerator with ice and water

- Gas slide in range
- Tall tub dishwasher
- Microwave hood fan
- In-sink waste disposal
- Full-height ceramic tile backsplash
- Convenient cabinets feature lazy susan and pot drawers
- Laminate countertops with sink and a half stainless steel sink and a generous overhang for the breakfast bar on the kitchen island
- Polished chrome high spout faucet with integral vegetable spray by American Standard
- Kitchens sparkle with recessed pot lights, under-cabinet lighting and pendants over the eating bar

Elegant bathrooms

- Rich powder rooms with oversized tile floor, custom vanity with laminate counter and square sink
- Master ensuite features a floating vanity, contemporary square sink, an oversized shower and polished chrome fixtures by American Standard
- Main baths offer luxurious deep soaker tubs, vanities with cupboards and drawers, and a square sink
- Oversized ceramic tile shower surround with mosaic tile accents in the ensuite bath
- All mirrors are finished with a contemporary black top with framed bottom and polished edge
- Oversized porcelain tile floor in all bathrooms
- Contemporary bath accessories in a polished chrome finish by Taymor

Essential extras are standard features

- High efficiency gas furnace
- Powder room on the main floor
- Room for extra storage in the garage (most plans)
- Faux wood blinds throughout
- Gas bbq outlet
- Automatic garage door opener
- Window screens

- Rough-in for built in vacuum
- Techno stuff
- Cat 5e (enhanced) wiring for Ethernet, telephone and ADSL internet throughout the home
- Distributed quad-shield RG6 coaxial cable runs TV, HDTV, and high speed internet
- Hard wired smoke detectors
- Peace of mind
- Third party warranty insurance with 2/5/10 year coverage
- Roughed in for security system

Options

- Full-size front loading stackable washer and dryer by Whirlpool
- Engineered hardwood floors on main living area
- Cozy electric fireplace with custom designed mantel
- Wall-mount electrical outlet for tv in living room area
- Security system
- Built-in vacuum
- **PLATINUM PACKAGE** – including:
 - Kitchen-Aid stainless steel appliance package with:
 - 20 cubic foot, counter depth, double French door refrigerator with bottom mount freezer, ice and water dispenser
 - Gas Cooktop
 - Wall mount convection oven
 - Energy efficient dishwasher
 - Microwave hood fan
 - Undermount square sink in powder room
 - Glass shower wall in main bath





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style for real living

You'll be impressed with the distinctive design elements throughout Argyle's open living spaces. Warm, cushiony carpets in the bedrooms, hall and stairways are perfect on the feet first thing in the morning. Gorgeous wide plank, hardwood laminate flooring flows through the main living area while contemporary oversized porcelain tiles complete the look. In the bathrooms, we've made tile floors, oversized showers, designer floating vanities and luxurious deep soaker tubs.

It's the small details at Argyle that shine through in the subtlest of ways: the cool reflection off of your stainless steel appliances, the under cabinet lighting showcasing the tiled backsplash, and the private deck that's perfect for those warm evenings with friends.

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about-sford

Abbotsford gives you every convenience of city living in a place that has managed to hold onto its village charm. Entertainment opportunities, hiking trails, lakes, parks - it won't take long for you to realize that you're a hop, skip and a jump away from it all.

Roll over the map to explore what Argyle and Abbotsford have to offer.

Learn more:

- ◆ The Abbotsford Entertainment and Sports Centre
- ◆ University of the Fraser Valley
- ◆ City of Abbotsford

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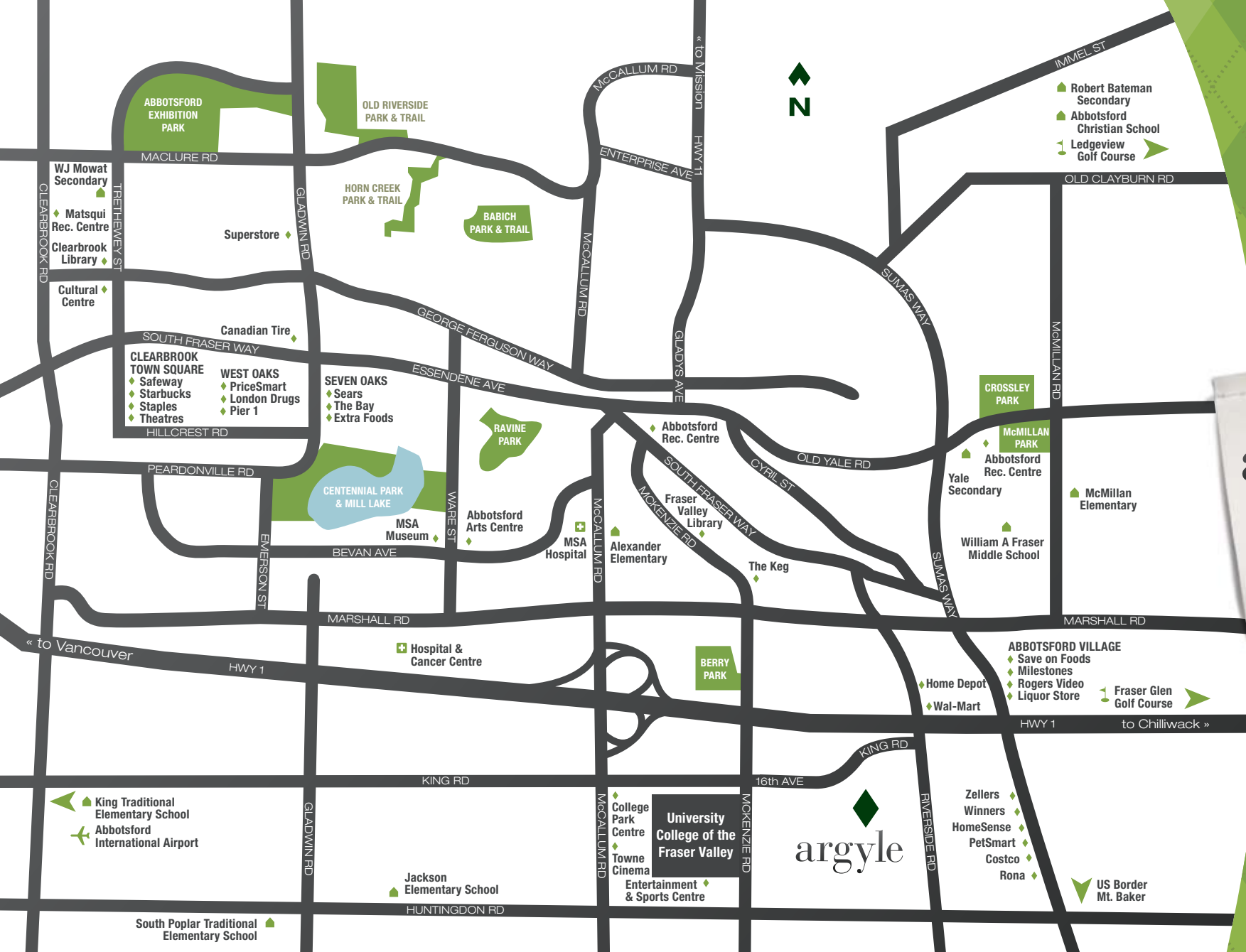
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argyle

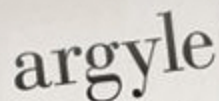


Abbotsford gives you every convenience of city living in a place that has managed to hold onto its village charm. Entertainment opportunities, hiking trails, lakes, parks - it won't take long for you to realize that you're a hop, skip and a jump away from it all.



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The logo for 'argyle' is displayed on a white, torn-edge paper tag. It features the word 'argyle' in a lowercase, sans-serif font, with a stylized diamond pattern below it. The tag is positioned in the upper left corner of the page, partially overlapping a photograph of a modern multi-story apartment building.

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For over 25 years, the award winning **Rykon Group of Companies** has brought a proactive approach to the development business. They have focused their creative efforts on planning, developing and building communities of distinction in Western Canada and the United States. The Rykon Group's mission has not been to just construct buildings – it has been to help craft dreams. Recent projects completed include: Sussex House, Sonoma Pines, News, News North and Manteo Resort. Projects currently under construction include: Axis in Burnaby, Irvue in Kelowna, and Sonoma Pines in Westbank. www.rykon.com

quality you can see



Voth Bros. Developments Ltd. is a well established real estate developer with over 40 years of history in the Lower Mainland. In addition to offering expertise and incomparable experience in the development of residential and commercial real estate, Voth Bros. Developments provides precise quality and reliable deliverability. A few examples of past developments include: Haney's Landing in Maple Ridge, Regal Peak Estates in Abbotsford, Guildford Marquis Towers and the Georgian Towers in Surrey.

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get in touch

We would love to hear from you with any questions or comments you might have.

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DISCOVERY CENTRE

Open 1-5 PM (closed Thursday and Friday)

34248 King Road (off McCallum)

Abbotsford, BC, V2S 0B1



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