



OnQue

Whether it's live music, live lobster or just a lively conversation, South Main is all about living live.

Mixing heritage style with a decidedly contemporary vibe, OnQue offers old style mixed with new style, tradition blended with avant-garde. Rediscover the city's most exciting new emerging neighbourhood at OnQue.

You'll love the mix.

[ENTER SITE](#)

Ríze



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



OnQue in Mt. Pleasant

- Located in Mt. Pleasant, Vancouver's hippest street scene right next to the largest concentration of heritage buildings in the city
- Main Street and Broadway are home to dozens of restaurants, cafe's and coffee shops
- The neighbourhood has the convenience of major grocery stores and organic markets, and a coveted strip of local designer boutiques and vintage shops
- Four blocks away from Mt. Pleasant Community Centre
- Commuting becomes an ease with two major bus routes out your front door which connect to both the Skytrain and Canada Line
- Mt. Pleasant boasts safe streets and a neighbourly character

OnQue Architecture and Design

- Gair Williamson Architects, working in collaboration with Francois Marchand of Ankerman Marchand Architects, have used brick, stone and wood to develop a conscious connection to Mt. Pleasant's historic past
- Mango Design Company, a LEED® accredited interior designer and building technologist
- An organic philosophy translates into a timeless modernism based on the principles of simplicity, purity and balance

OnQue Features

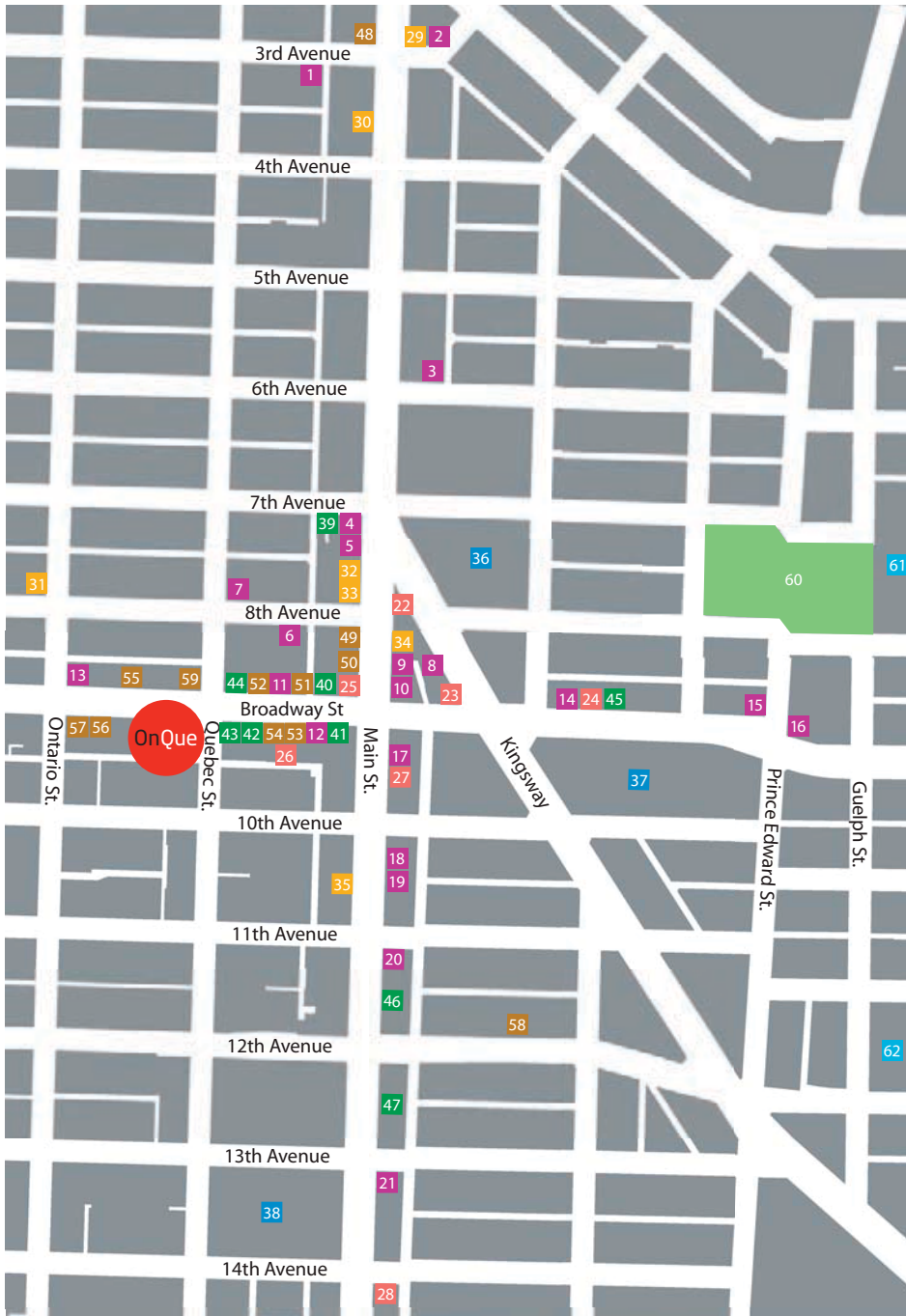
- Brick feature walls on selected homes
- Choice of two colour schemes, Classic White and Contemporary Charcoal
- OnePlusOne design featuring a flexible bookshelf used to convert a space into a variety of room configurations
- South facing roof deck with city view
- Amenity space also functions as a meeting and entertainment area

OnQue Finishes

- Walnut laminate flooring throughout suites
- Matte white wall tiles and jasper glazed hexagon mosaic floor tiles
- Integrated bathroom sink-countertops, dual flush toilets
- Kitchens and bathrooms feature chrome faucets
- Kitchen and bathroom cabinetry available in matte white or charcoal grey
- Undermount single bowl kitchen sinks
- Quartz kitchen countertops
- Stainless steel kitchen appliances

OnQue Security

- Lobby enterphone with security camera linked to your T.V.
- Secure, well lit parkade
- Elevator with secured single floor access
- Pre-wired to allow for monitored security
- Secured access to amenity spaces and bicycle storage
- Comprehensive, 2-5-10, New Home Warranty Program



Food and Drink

- | | | |
|--------------------------|------------------------|-----------------|
| 1 Nuba | 8 Budgies Burrito's | 15 Sushi Yama |
| 2 The Narrow Lounge | 9 The Wallflower | 16 Pho Thai Son |
| 3 The Whip | 10 Tempest Steakhouse | 17 Caffe Barney |
| 4 The Foundation | 11 Congee Noodle House | 18 Habit |
| 5 Nirvana Indian Cuisine | 12 Pad Thai | 19 The Cascade |
| 6 Nice Café | 13 Three Lions Cafe | 20 Ping's Café |
| 7 8 ½ Restaurant Lounge | 14 Hime Sushi | 21 Dairy Queen |

Cafes

- 22 Gene
- 23 Our Town
- 24 Rhizome Cafe
- 25 Cuppa Joe
- 26 Rootdown Café
- 27 Bean Around the World
- 28 JJ Bean

Entertainment

- 29 Grace Gallery
- 30 VIVO Media Arts
- 31 The Anza Club
- 32 Fox XXX Cinema
- 33 Goh Ballet
- 34 Guys and Dolls Billiards
- 35 Planet Bingo

Neighbourhood Amenities

- 36 Mount Pleasant Community Centre
- 37 Kingsgate Mall
- 38 IGA Marketplace

Specialty Services

- 39 Yoga on 7th
- 40 Tattoo Union
- 41 Banana Tans
- 42 Gaming Arena
- 43 Mount Pleasant Optometry Center
- 44 Animal Wellness Hospital
- 45 Capoeira Ache Brasil Academy
- 46 Launder-All Dry Cleaning
- 47 Happy Bats Video Rental

Specialty Shops

- 48 Refind Antique
- 49 Architectural Antiques
- 50 F as In Frank Vintage Clothing
- 51 Sherry Convenience Store
- 52 Mr. Lee's General Store
- 53 VGH Thrift Shop
- 54 Western Town Boots and Apparel
- 55 Atic Computers
- 56 Mighty Riders
- 57 On the Rivet Clothing
- 58 Salvation Army Thrift Shop
- 59 Company of Cars

Additional Features

- 60 Park
- 61 Mount Pleasant Elementary School
- 62 Florence Nightingale Elementary School

Express Your Interest

OnQue

Introducing OnePlusOne

Mix your living space with
OnQue's movable partition
to create:

OnePlusOne Office
OnePlusOne Guest
OnePlusOne Bedroom

Neighbourhood Building **Interiors** Rize Media Contact
OnePlusOne
Floorplans
Features



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Architecturally, OnQue is a blend, like the neighbourhood itself, combining the traditional and contemporary aspects of the Mt. Pleasant/South Main community.

The use of brick, stone and wood provides a conscious connection to Mt. Pleasant's historic past. Extensive landscaping, a striking waterfall feature and south facing roof deck with lovely city and North Shore views echo a pervasive "green" consciousness that is also a hallmark of the community.



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This unique combination of construction materials, the integration of local artists' and artisans' work and the structure's modern steel and glass accents speak both to the community's roots and to a sophisticated urban sensibility. And because South Main embraces a mosaic of people and cultures — artists, young professionals, couples, families and retirees — OnQue has been designed to address the diverse needs of this exciting, emerging community.

**GAIR WILLIAMSON
ARCHITECTS**

Perhaps no one was better equipped to design OnQue than this architectural joint venture,



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young professionals, couples, families and retirees — OnQue has been designed to address the diverse needs of this exciting, emerging community.

GAIR WILLIAMSON ARCHITECTS

Perhaps no one was better equipped to design OnQue than this architectural joint venture, well-known for nimbly grafting and inserting new architectural elements into the existing urban fabric of Vancouver. Working in collaboration with Francois Marchand of Ankerman Marchand Architects, this project exemplifies the attention to detail that has distinguished many of their former collaborations.



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[OnePlusOne](#)
[Floorplans](#)
[Features](#)

The interiors at OnQue capture the essence of “heritage” warmth and elegance while still appealing to a modern sensibility.

In concert with the architecture, Mango Design Co. has created interiors rooted in the heritage aspects of Mt. Pleasant, but updated with a decidedly current feel. This involves the use of local, organic materials promoting a sense of warmth and depth, materials that age gracefully and develop a rich patina over time – wood, ceramic, slate and stone.



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Play Slideshow Pause

It's why you'll discover Vancouver's hippest street scene right next to the largest concentration of heritage buildings in the city. Mixing it up. Old and new, hip and historic, alternative and mainstream. It's what keeps South Main vital and alive. Along with the safe streets and the caring, neighbourly attitude.

OnQue is designed to blend the best of Mt. Pleasant and South Main. Combining its traditional community values with that vibrant, creative spirit. It's old style mixed with new style. Strictly Mt. Pleasant. The way you like it.

Welcome back.



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OnePlusOne

Floorplans

Features

One Bedroom

A - A1 - A2 - A3 - A4

A5 - A6 - A7 - A8

OnePlusOne*

Two Bedroom

Townhouse

A

One Bedroom

639 - 642 Sq. Ft.

Printable Floorplan

Printable Features



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RIZE ALLIANCE

In 1991, William Lin began assembling a team of building experts that would not only stand apart but would also stand for something positive in the development industry. Today, we honor this legacy by seeking out meaningful and challenging projects that reflect our vision.

DEVELOPMENT

A significant amount of development revolves around managing risk. One way of managing risk is to do things the way they have always been done before. Our approach is to develop newer, alternative methods that actually work



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DEVELOPMENT

A significant amount of development revolves around managing risk. One way of managing risk is to do things the way they have always been done before. Our approach is to develop newer, alternative methods that actually work better. With the result that both we and our customers benefit in the long run.

CONSTRUCTION

We aspire to move quickly and efficiently in creating our developments. A major reason we can accomplish this is by establishing our own construction team, a move that



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methods that actually work better. With the result that both we and our customers benefit in the long run.

CONSTRUCTION

We aspire to move quickly and efficiently in creating our developments. A major reason we can accomplish this is by establishing our own construction team, a move that frees us from dependence on outside contractors. It allows for better timelines, controlled budgets and enhanced quality in our operations. We look upon every project we do as a testament to our brand and a statement about our integrity and expertise.



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VISIT OUR DISPLAY SUITE

Open 12 - 5 Sat - Thurs
(closed Friday)

OnQue
2511 Quebec Street
Vancouver BC

Ph: 604.707.9353

Email: info@liveOnQue.com

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REAL ESTATE ROUNDUP

PETER MITHAM

B.C. schools take on living building challenge

Getting a life

Universities will be coming alive with students in a couple of weeks, but some schools are making sure the buildings students occupy are living entities, too.

Okanagan College in Penticton and **Simon Fraser University** (SFU) in Burnaby are among four schools in the province participating in the Living Building Challenge spearheaded by the Seattle-based **International Living Building Institute** (ILBI) with the support of the **Cascadia Green Building Council**.

The buildings aim, according to the institute's trademarked phrase, to be "Socially Just, Culturally Rich and Ecologically Benign" through designs that render them "restorative, regenerative or merely net-zero impact."

Projects include the new \$28 million **Centre of Excellence in Sustainable**



Greening up: campuses across the province are embracing the Living Building Challenge sponsored by the Seattle-based International Living Building Institute to showcase sustainable technologies and create buildings that have no negative impacts on the environment

Building Technologies and Renewable Energy

Conservation at Okanagan College, a new child-care

centre for the UniverCity development at SFU's Burnaby Mountain campus, the **Robert Bateman Art and Environmental Centre** at Victoria's **Royal Roads University** and the International Centre for Scientific Research (CIRS) at **UBC**, among others.

Underpinning the bid to achieve certification as a so-called "living building," the SFU centre will use renewable building materials sourced from within 250 miles, rooftop solar heating and geothermal energy and a rain-fed closed-loop water system.

The centre at Okanagan College, currently under construction and set to open in March 2011, has set for itself the ambitious target of using wood as the primary construction material, targeting carbon neutrality and a net-zero energy rating and achieving a construction cost equal to a conventional building.

The proof, however, will be in performance.

Certification doesn't occur until 12 months after occupancy, when ILBI auditors can check operations records and verify that buildings have met the goals set for them.

Making space

Rental apartments are seen as stable investments, and the latest numbers from

Canada Mortgage and Housing Corp. (CMHC) indicate that rental construction has been a popular option with builders this year.

CMHC analyses have repeatedly noted that purpose-built rentals have ac-

Living buildings

include those that

are environmentally

"restorative,

regenerative or merely

net zero impact"

counted for a significant proportion of metropolitan Vancouver housing starts this year.

The latest statistics indicate that of 8,005 starts in the region this year, 262 were rental units.

This is up from 201 units in the first six months of the year, which exceeded tallies for the same period of 2009 and 2008. The five-year average for the first-half rental starts is 204.6 units.

The rise of rental properties has been encouraged both by the city's short-term incentives for rental (STIR) program and, in some cases, a need by developers to develop properties rather than keep them on the books.

The latter half of 2009 saw a number of developers mulling rental projects, though recovery in the housing market prompted some to build condos instead (a case in point being the pending release of **Rize Alliance Properties Ltd.**'s project at Broadway and Quebec Street, which developer **Will Lin** originally suggested might be developed as rental units).

Overall, housing starts are on track to trounce last year's tally of just 8,339 units.

Taking flight

Various local media were recently treated to an overview of the development planned for Cape Roger Curtis on Bowen Island. This columnist couldn't make it, but no matter – it was enough to know that the development was proceeding.

The project is a veteran of this column, being covered five-and-a-half years ago when **Wolfgang Duntz** of **Bowen Island Properties Ltd.** was preparing a development plan for the 649-acre tract.

The community plan at the time allowed up to 250 residential units, but Duntz argued in favour of a low-impact development that could include as few as 60 units on Cape Roger Curtis. The rationale was that the development shouldn't overwhelm what everyone was flocking to the island to enjoy.

Duntz also pointed out that a smaller project would require a less intricate infrastructure than a larger development, and therefore be less costly to the developer.

"Under today's development conditions, that would probably be the highest and best use," he said of the smaller number.

The vision is now bearing fruit in the hands of the **Cape on Bowen Community Development Ltd.**, a joint venture between Vancouver developers **Don Ho** and **Edwin Lee** of the **Trans City Group of Companies** and **Leeda Developments Group**, respectively.

The Cape on Bowen is made up of 59 home sites of 10 acres apiece. The average site price is \$2 million. ■ pmitham@telus.net

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