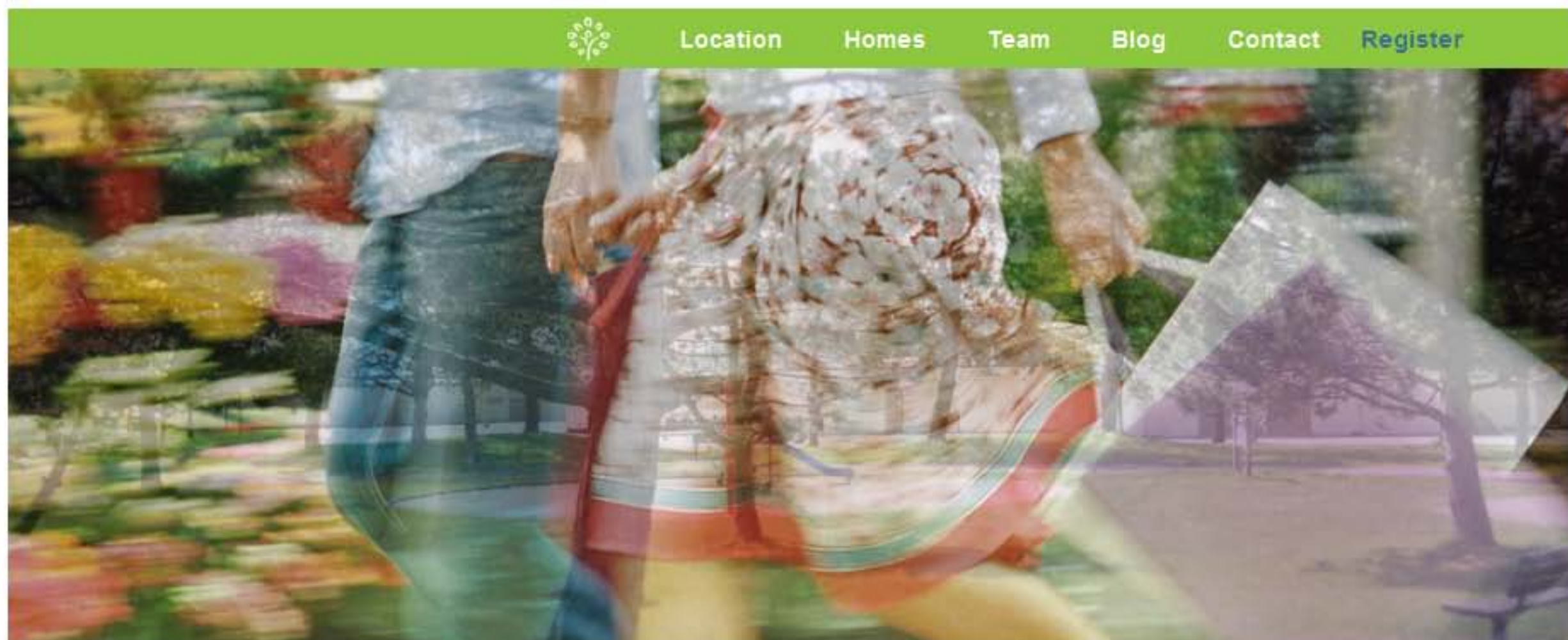




PARKSIDE LIVING IN THE NEW COQUITLAM



Welcome to Bloom!

An intimate collection of 1, 2 & 3 Bedroom apartments and townhomes within walking distance to great schools, transit routes, amenities and shopping. On the border of Burnaby and West Coquitlam, and steps from 50,000 sq ft of brand new shops and the highly anticipated Evergreen Line, this parkside community is blossoming.

[see our gallery](#)
[floorplans](#)
[neighbourhood map](#)
[evergreen line story](#)

Bloom's Features List

THE PERFECT PLACE TO ESTABLISH ROOTS

Ideally situated next to Burquitlam Park on a quiet cul-de-sac, Bloom combines park-like serenity with the convenience of a walkable, transit-oriented community. A community garden, only steps from your front door allows you to nurture your green thumb while getting to know your neighbours.

Designed by award-winning architect, Hywel Jones, this cozy collection of 1-, 2- and 3-bedroom homes feature impressive Craftsman-influenced design with slop dash stucco accents.

INVITING INTERIORS

- Interior design by Portico Design Group, one of the province's top firms, with a choice of two delicious colour schemes: 'Coco' and 'Almondine'
- Beautiful and durable hardwood-style laminate flooring throughout the kitchen, living and dining areas in your pick of 'Rustic Oak' or 'Provence'
- Stylish 12" x 24" porcelain tile flooring in entrances, bathrooms and dens
- Wood laminate cabinet doors accented with stylish brushed nickel pulls keep clutter out of sight and out of mind
- Plush nylon carpet in bedrooms keeps bare feet cozy
- Generously sized outdoor patios and balconies are perfect for entertaining or container gardening
- Oversized windows flood the main floor with natural light
- White horizontal window blinds look sleek while ensuring privacy
- Energy Star® rated front load Whirlpool® washer with stacked dryer saves space while maximizing convenience

SPACIOUS KITCHENS

- Solid 3/4" thick quartz countertops with eased edges for elegant, enduring work spaces
- Stylish, easy-to-clean 10" x 2" glass tile backsplash
- Premium stainless steel appliance package, including:
 - a Whirlpool 30" slide-in radiant range with child lockout protection that cleans itself so you won't have to
 - an 18.6 cu. ft. Whirlpool Energy Star® refrigerator with bottom-mount freezer that keeps food cold and energy bills to a minimum
 - a Whirlpool Tall Tub Energy Star® dishwasher so you won't have to roll up your sleeves ever again
 - a Broan 500 CFM pullout hood fan with high-efficiency single centrifugal blower and resilient anti-vibration motor mounts so you can cook whatever you want, whenever you want.
- In-sink food disposal makes food preparation and clean-up a breeze
- Grohe Essence chrome single-handle faucet with pullout spray is great for rinsing dishes, fruit and veggies
- Single-bowl Sonetto undermount stainless steel sink
- Kitchen islands with breakfast bars (in select homes) are excellent for entertaining
- Stylish ceiling track lights create the perfect ambiance, while recessed under-cabinet task lighting ensures you've got light where you need it most.
- Contemporary glass opal pendant lighting above islands (in select homes) are both elegant and practical
- Waste and recycling pullout bins make garbage duty that much less of a chore

SPA-WORTHY BATHROOMS

- Powder rooms on main floor (select homes)
- Polished quartz 3/4" countertops and backsplash are as beautiful as they are durable

- Porcelain 12" x 24" tub accent tiles look as clean as you'll feel
- Elegant Delta Arzo series chrome bathroom accessories add high-end elegance
- Chelini 20" x 14" undermount china sink lends a contemporary flair
- Deep, spacious, acrylic soaker tub – the perfect place to unwind at the end of a long day
- Sleek 10 mm frameless shower enclosure with elegant glass accent tiles lend a 5-star hotel feel to your daily ablutions (in select homes)
- Stylish vanity lighting fixtures ensure impeccable make-up application and cut-free shaving
- Water efficient dual-flush Toto® elongated toilet saves water and unnecessary noise

PEACE OF MIND

- Sleep easy knowing your home at Bloom comes with comprehensive industry-leading 2/5/10 warranties backed by National Home Warranty:
 - 2 years on workmanship, materials and major systems
 - 5 years on building envelope
 - 10 years on structural defects
- Protective rain screen building envelope technology
- Double wall system, concrete floors, sound insulation and engineered truss joists to limit sound transfer between homes
- Argon-filled low-heat transfer, thermally broken vinyl windows
- Hard-wired smoke and heat detectors in every home
- Secure, gated, underground parking for homeowners and visitors

THOUGHTFUL CONVENIENCES

- Homes are pre-wired for Internet, phone and television service
- All ground-floor homes have convenient hose bibs
- Private storage lockers for every home and ample bicycle parking



PARKSIDE LIVING IN THE NEW COQUITLAM

[Location](#)[Homes](#)[Team](#)[Blog](#)[Contact](#)[Register](#)***Sales Centre is Now Open!!***

We're excited to announce that our Sales Centre is now complete and open for previews.

Visit us at 530 – 526 Clarke Road in Coquitlam.

Our Sales Centre is in Burquitlam Plaza, next to Shoppers Drug Mart.

We're open daily from noon – 5PM, excluding Fridays.

We're looking forward to seeing you soon!

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PARKSIDE LIVING IN THE NEW COQUITLAM



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Area Photos

Evergreen Line

Welcome to the New Coquitlam!

A brand-new 50,000 square-foot Safeway, a Shoppers Drug Mart, a new Evergreen Line station and a multitude of other amenities will be just a short stroll across the park from your home at Bloom. Downtown Vancouver is only a 30-minute bridge-free commute away. SFU, BCIT, Douglas College and Coquitlam College are all nearby, not to mention, access to leisure activities with parks, golf courses and recreation centres also close at hand. There's no doubt, Burquitlam is transforming and Bloom is your opportunity to get in early.



Click and drag to move the map



DOWNLOAD



Bloom



Millennium Line



Future Evergreen Line

- 01 Port Moody Secondary
- 02 Centennial Secondary
- 03 Banting Middle School
- 04 Mountain View Elementary
- 05 Simon Fraser University
- 06 Douglas College
- 07 Sunchildren Preschool
- 08 BCIT
- 09 Eaglequest Golf
- 10 Poirier Sports & Leisure Complex
- 11 Poirier Community Centre
- 12 Red Robinson Show Theatre

- 13 Burnaby Mountain Golf
- 14 IKEA
- 15 Lougheed Town Centre
- 16 Coquitlam Centre
- London Drugs
- Sears
- T&T Supermarket
- The Bay
- 17 Newport Village
- 18 Metrotown
- 19 Mundy Park
- 20 Burnaby Mountain Park
- 21 Como Lake
- 22 Blue Mountain Park

- 23 Hume Park
- 24 Squint Lake Park
- 25 Joey Coquitlam
- 26 Lucky Gate Chinese Restaurant
- 27 She's Fit
- 28 Cactus Club
- 29 Burquitlam Plaza
- Future 50,000 sq. ft. Safeway
- Shoppers Drug Mart
- CIBC Banking Centre
- Cyclone Taylor Sports
- Longevity Health Foods

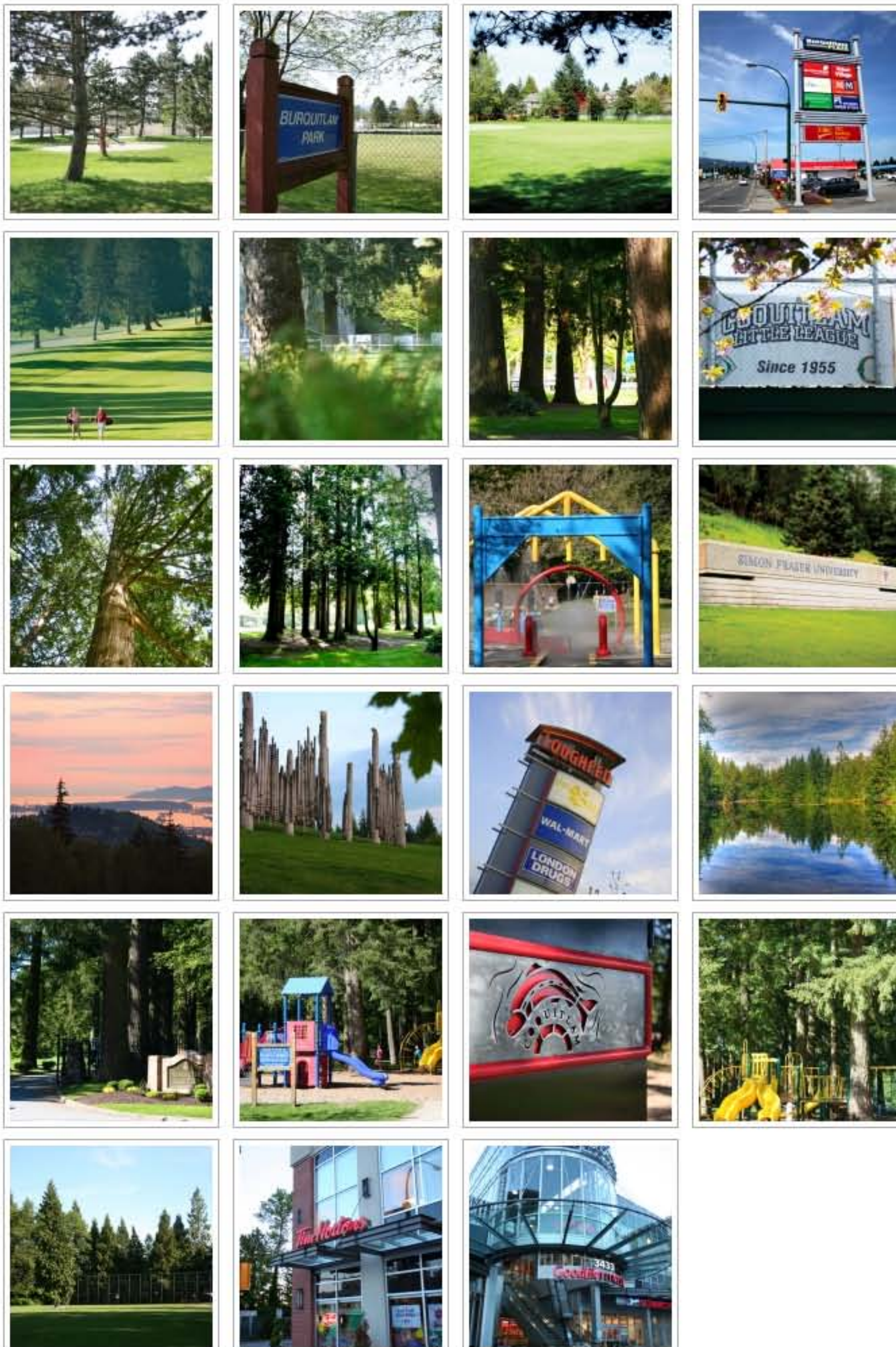
- 30 NorthGate Village
- Price Smart Foods
- BC Liquor Store
- GoodLife Fitness
- Tim Horton's Coffee
- TD Canada Trust
- 31 Costco Burnaby
- 32 Thai Garden Restaurant
- 33 Burnaby Public Library
- 34 Vancouver Golf Club
- 35 Cumpari's Gelato & Coffee
- 36 Steve Nash Fitness World
- 37 Future Burquitlam Station



PARKSIDE LIVING IN THE NEW COQUITLAM

[Location](#)[Homes](#)[Team](#)[Blog](#)[Contact](#)[Register](#)[Neighbourhood Map](#)[Area Photos](#)[Evergreen Line](#)**Bloom Neighbourhood**

Like a tiny seed that grows into an apple tree, a home at Bloom is part of something much bigger. It's a chance to establish roots in a community on the verge of blossoming, a neighbourhood that promises to bear fruit for years to come.





PARKSIDE LIVING IN THE NEW COQUITLAM



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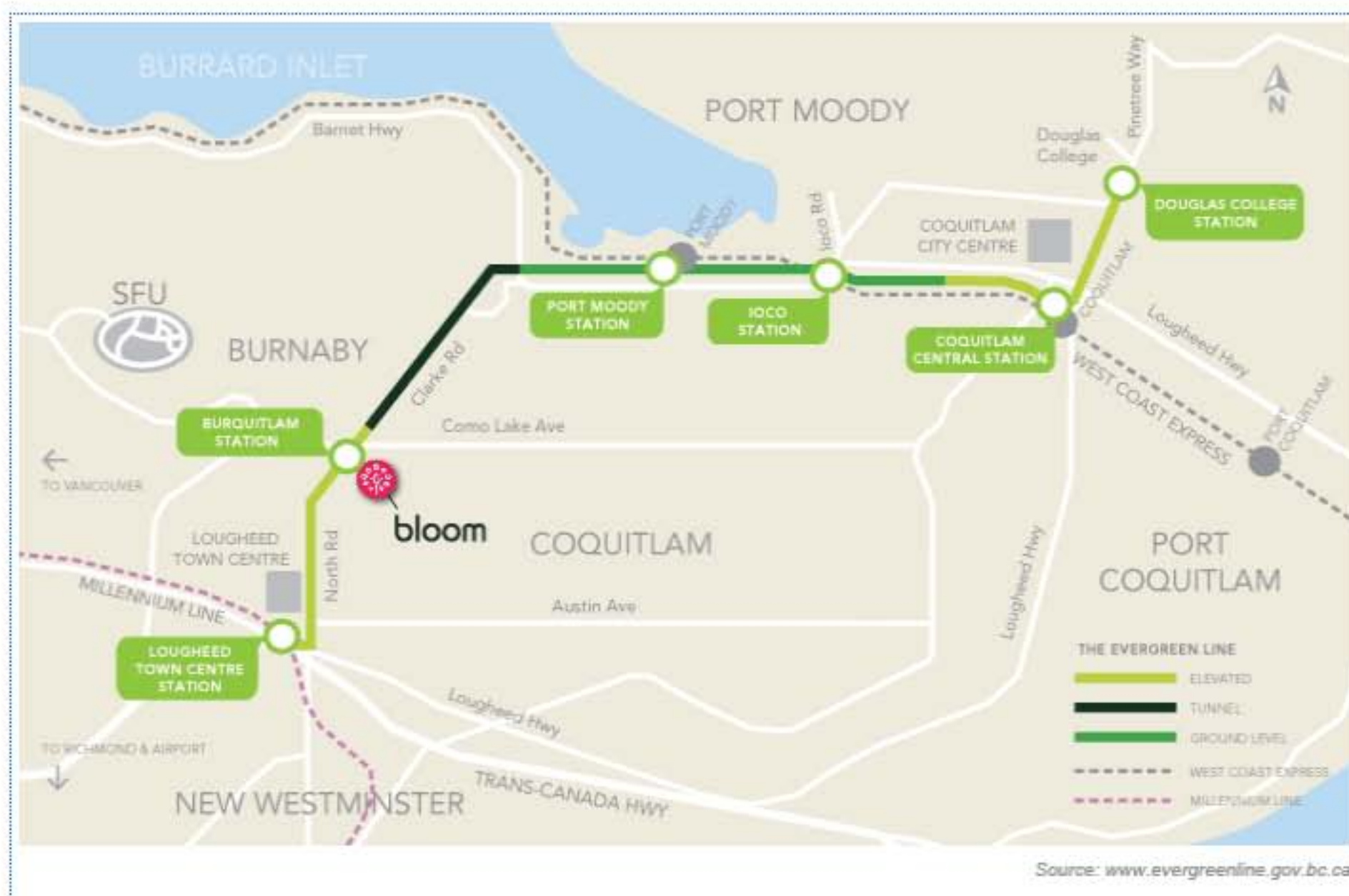
Area Photos



Evergreen Line

Happily Evergreen after...

In just a few short years, the completion of the Evergreen Line will open up an even bigger world of possibility for this burgeoning community. Connecting Coquitlam to Vancouver, Port Moody and Burnaby, this new rapid transit line promises to be fast, frequent and convenient, linking with the current SkyTrain, regional bus and West Coast Express networks. Bringing with it a massive investment in the surrounding community, the Evergreen Line counts a transit-oriented retail village and a proposed recreation centre among the many improvements you can expect to see. And best of all: Burquitlam Station will be just 300 metres across the park from Bloom, putting everything you need close to home.





Millennium Line

Future Evergreen Line

Go Green and Get There Faster

Commuting via the Evergreen Line will save up to 30 minutes a day during peak periods compared to driving. Moreover, a single commuter switching his or her commute to rapid transit can reduce a household's carbon emissions by 10%.

Source: American Public Transportation Association, Washington, D.C.



Bloom

- | | | | |
|-------------------------------------|--------------------------|---------------------------------|------------------------------|
| 01 Port Moody Secondary | 13 Burnaby Mountain Golf | 23 Hume Park | 30 NorthGate Village |
| 02 Centennial Secondary | 14 IKEA | 24 Squint Lake Park | – Price Smart Foods |
| 03 Banting Middle School | 15 Lougheed Town Centre | 25 Joey Coquitlam | – BC Liquor Store |
| 04 Mountain View Elementary | 16 Coquitlam Centre | 26 Lucky Gate Chinese | – GoodLife Fitness |
| 05 Simon Fraser University | – London Drugs | Restaurant | – Tim Horton's Coffee |
| 06 Douglas College | – Sears | 27 She's Fit | – TD Canada Trust |
| 07 Sunchildren Preschool | – T&T Supermarket | 28 Cactus Club | 31 Costco Burnaby |
| 08 BCIT | – The Bay | 29 Burquitlam Plaza | 32 Thai Garden Restaurant |
| 09 Eaglequest Golf | 17 Newport Village | – Future 50,000 sq. ft. Safeway | 33 Burnaby Public Library |
| 10 Poirier Sports & Leisure Complex | 18 Metrotown | – Shoppers Drug Mart | 34 Vancouver Golf Club |
| 11 Poirier Community Centre | 19 Mundy Park | – CIBC Banking Centre | 35 Cumpari's Gelato & Coffee |
| 12 Red Robinson Show Theatre | 20 Burnaby Mountain Park | – Cyclone Taylor Sports | 36 Steve Nash Fitness World |
| | 21 Como Lake | – Longevity Health Foods | 37 Future Burquitlam Station |
| | 22 Blue Mountain Park | | |



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We've got a large variety of plans to choose from at Bloom and encourage you to contact our team or visit us to help narrow your selection. In the meantime, here's three of our favourites to give you a better feel for our homes.

One Bedroom

Plan 1B, 621 sq ft

[DOWNLOAD](#)



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Come Home to Comfort

Designed with comfort top-of-mind and an eye towards entertaining family and friends, we've made our kitchens extra-large because let's face it—everyone always ends up in the kitchen. We've also added clever space-savers like an island eating bar to maximize your living area, leaving you plenty of room for that big screen TV you've been coveting or oversized chair you can't live without. And with stylish features like stainless steel appliances, quartz countertops and a frameless glass shower enclosure, you can be sure your home will always look as good as it feels.

[DOWNLOAD FEATURES LIST](#)

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Renderings

Trees are nature's finest antiques and this location offers quite a collection. Set next to Burquitlam Park at the end of a quiet cul-de-sac, Bloom joins an established community and puts you within walking distance of great schools, parks and amenities. Welcome to the heart of new Coquitlam.

[View larger image](#)



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Bloom Team

**Hywel Jones Architect Limited**

Award-winning architect Hywel Jones has been collaborating with John Ritchie, president of Springbank, on multi-family residences since 1990. With over 25 years of experience, Jones has designed over 100 multifamily residential, commercial and institutional buildings.

**portico design group****Portico Design Group**

An award-winning Vancouver-based interior design firm, Portico Design Group's clients include residential and resort developers throughout North America. Their work has been featured in numerous publications including Style at Home and Design Quarterly. www.porticodesign.com

**EJM Construction Management**

A multi-disciplinary company with extensive experience in general contracting, construction and project management, EJM has earned an excellent reputation throughout Vancouver's Lower Mainland by successfully completing a multitude of residential, commercial and institutional projects. www.ejmgroup.com





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When you invest in a home from Springbank Developments
you are buying peace of mind.

"We believe that every homeowner deserves a haven that combines value and style with location and convenience and that is why we begin every Springbank project by identifying Greater Vancouver's up-and-coming districts. Only a short stroll from amenities, transportation and greenspace, our locations provide you with everything needed to take advantage of what beautiful BC has to offer.

With location in hand, we then hand pick a team of leading architects, engineers, designers and trades to work with our team of talented staff. At Springbank, we create tastefully developed homes that combine environmentally friendly initiatives with high quality materials. Our distinctive interiors are bright and spacious and offer creative layouts which are sure to instill a sense of comfort and familiarity in your new home."

— John Ritchie, *President, Springbank Development Corp.*



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Sleep easy knowing your home at Bloom comes with comprehensive industry-leading 2/5/10 warranties backed by National Home Warranty:

- 2 years on workmanship, materials and major systems
- 5 years on building envelope
- 10 years on structural defects



PARKSIDE LIVING IN THE NEW COQUITLAM



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Bloom Sales Centre

#530 – 526 Clarke Road,
Coquitlam, BC V3J 3X5
(At Burquitlam Plaza, across from Shoppers Drug
Mart) Open daily noon – 5 PM, excluding Fridays

>> [Google Map directions](#)

T 604.939.8808
F 604.939.8803

info@liveatbloom.com

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Bloom, a 79- unit mix of apartments and townhomes in Coquitlam's Burquitlam area

Chantal Eustace

Sun

Saturday, September, 24, 2011



Bloom Project size: 79 homes: 34 one-, two and three-bedroom apartments and 45 two- and three-bedroom townhomes in four three- and four-storey buildings Residence size: 573 sq. ft. — 1,451 sq. ft. Price: \$ 259,900 - \$ 577,900 Developer: Springbank Development Corp. Architect: Hywel Jones Architect Limited Interior designer: Portico Design Group Sales centre address: # 530-526 Clarke Road, Coquitlam Email: info@liveatbloom.com Phone: 604.939.8808 Hours: noon to 5 p. m., Sat. - Thurs. Website: www.liveatbloom.com Occupancy date: estimated spring 2013 “ I like the location, the price and that it's brand new,” Li says. Situated in a cul-de-sac on Langside



Project marketer Barrett Sprowson in the park next to where Bloom will rise.

WAYNE LEIDENFROST/ PNG

Avenue and Breslay Street, the development will be near the Burnaby border and close to Lougheed Town Centre, with shops that include The Bay, H& M and Safeway. Also nearby are both Coquitlam Centre and NorthGate Village. The pull of nature is also close at hand. Nearby green space includes Mundy Park, with its walking trails and wilderness, and Burnaby Mountain Park, with its stunning sunset views and riding trails. Burquitlam Park is just a short stroll away. Li says he's so impressed with Bloom he's buying two 1,050-squarefoot townhomes and hopes to rent them out, and eventually resell them. The 79-unit development from Springbank Development Corp. — due to be completed in spring 2013 — will feature a mix of apartments and townhomes with one to three bedrooms. Homes start at \$ 259,900. “ It's a growing neighbourhood,” says Li, 32. “ It's an investment.” The development's sales kit stresses that the area is shifting — and emerging in the process. “ Like a tiny seed that grows into an apple tree, a home at Bloom is part of something much bigger, it's a chance to establish roots in a community on the verge of blossoming,” it says. “ A neighbourhood that promises to bear fruit for years to come.” t also reminds people about the buyer-friendly perks of living in what it calls the “ new Coquitlam.” It's an area with a bridge-free commute to downtown Vancouver that's within proximity to shops, schools that include Simon Fraser University, as well as those natural draws. Bloom is attracting a wide range of potential buyers interested in the location and the range of housing offered, says project marketer Barrett Sprowson, standing inside the Burquitlam Plaza sales office, which is around the corner from the Bloom site. “ This area is experiencing a bit of a rejuvenation,” says Sprowson, citing as examples the expansion of a nearby Safeway, and the planned nearby Evergreen Line rapid transit system.



A kitchen and bathroom in the Bloom presentation centre demonstrate the home's finishings: hardwood-style laminates, Energy Star appliances and porcelain tile bathroom flooring. WAYNE LEIDENFROST/ PNG



Bloom will have a Craftsman-influenced design, as reflected in a model in the project's sales centre.

Sprowson says the combination of apartments and townhomes means there are plenty of options to appeal to a variety of buyers. “ We get first-time buyers and younger families looking to expand,” he says, as well as shoppers looking to buy something, then rent out their properties. “ We also get some downsizers looking for something to wrap their heads around.” He gestures to a model of architect Hywel Jones’ design for Bloom, which shows a collection of buildings facing courtyards. They reflect a Craftsman-influenced design, and will be finished with slop dash stucco accents. “ Each home gets a garden plot for veggies and what-not,” Sprowson says, pointing out green space in and around the model, including trees and landscaping, as well as gardens. “ That’s 79 garden plots interspersed throughout the community.” Homes also include patios or balconies and feature brightening touches like oversized main-floor windows. Hardwood-style laminate flooring is standard in the kitchens, living and dining areas, while porcelain tile flooring is featured in the entrances, bathrooms and dens. There are also “ green” touches inside homes. Energy Star appliances from Whirlpool include a washer and dryer, refrigerator, slide-in radiant range and dishwasher. As well, homes feature energy-saving touches such as dual-flush toilets and low-heat transfer windows. While there isn’t a completed home to tour, the sales centre gives buyers a glimpse of what’s in Bloom. A finished kitchen and a bathroom demonstrate the clean design of the homes, with interior design by Portico Design Group. Buyers can choose between a lighter or darker colour scheme, as featured in the display. Sprowson leans against a large kitchen island, topped with thick quartz, and points out its well-placed storage below. Countertops are also quartz, set against a glass tile backsplash, with a Sonetto undermount stainless steel sink, good for easy clean-up. The bathroom echoes the modern feel of the kitchen, with goodies ranging from polished quartz countertops to an elongated Toto toilet. A frameless glass shower with glass tiles is capped with a stylish square showerhead. Buyers appreciate good design, Sprowson says: “ They definitely look for clean lines.” © Copyright (c) The Vancouver Sun

VIP INSIDER INFO > New Bloom Coquitlam Townhomes & Urban Flats Located in West Coquitlam Real Estate Market (Burquitlam Community) by Springbank - Affordable Coquitlam Homes In Central Location

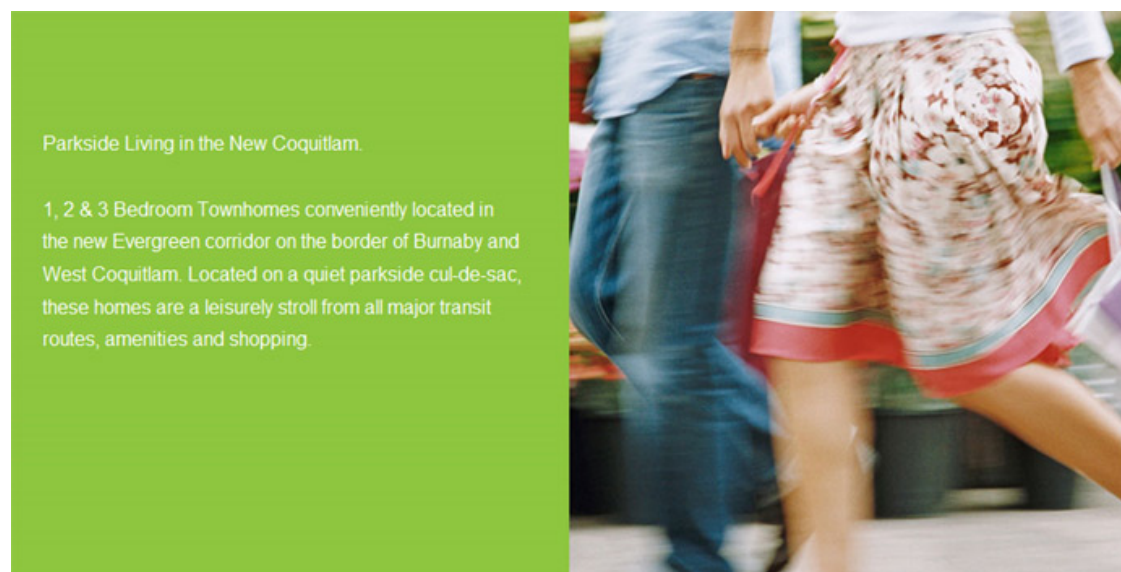
An Incredible West Coquitlam Real Estate Project Awaits Here at the Bloom Townhomes & Urban Flats

The Bloom Coquitlam real estate project is a collection of 1, 2, & 3 bedroom townhomes and flats centered in the burgeoning community of

“Burquitlum,” a West Coquitlam area in transition to a multi-family residential neighbourhood. Situated in a tranquil area in a residential Parkside cul-de-sac, Bloom Coquitlam Townhomes & Flats are just steps away from amenities, recreation centers, parks, golf courses, and great schools. The pre-construction Coquitlam Bloom Townhomes and Condos will neighbour the imminent Evergreen transit line, set for completion in a few short years. This hub will connect Coquitlam to Vancouver, Port Moody, and Burnaby more efficiently than ever; a Gateway to the City that will support a relaxed suburban lifestyle 30 minutes from the downtown core.

Poised as the next transit-oriented community in the Lower Mainland, Bloom’s location is on the brink of significant change. Conveniently located in West Coquitlam real estate district bordering Burnaby, residents of Bloom Coquitlam townhomes & urban flats will enjoy the perfect blend of neighbourhood residential living with urban amenities close at hand. Now is the time to get in early and say “Yes!” to a home that offers the vibrant action of a growing city, with a beautiful natural setting boasting parks and green space, cultural venues, and multiple recreational facilities. A home at Bloom Coquitlam townhomes and apartment flats is an investment in something much bigger. It is a chance to establish roots in a Burquitlam community on the verge of blossoming, a neighbourhood that promises to bear fruit for years to come. All of this, at an unbeatable price point that is realistic and livable, compared to the sky-high prices of Coquitlam Bloom’s downtown Vancouver neighbours. With the establishment of the Evergreen Line, a 50,000 square foot Safeway Plaza, and more businesses moving to the area, everything

in the vicinity will grow - and Bloom Townhome residents will grow with it.



The Convenient Burquitlam Real Estate Location

This growing West Coquitlam Burquitlam real estate community is within walking distance to major shopping spots such as Costco, Save On Foods, T & T Supermarket, IKEA, Lougheed Mall, and Coquitlam Town Centre. Feel like skipping the stove? Treat yourself to a night out of casual fine dining at nearby restaurants and lounges just minutes away from the new Coquitlam Bloom Townhomes & Urban Apartment Flats. Spend an evening at the original Joey's at Joey's Coquitlam, share a pitcher at the Foggy Dew Irish Pub, or indulge in delectable traditional dishes at Anducci's Italian Kitchen, all close by the pre-construction Coquitlam Bloom condo project.

If education is top of mind, notable schools for all ages are located minutes away in the Burquitlam real estate district. From Mountain View Elementary to BCIT or Simon Fraser University, ranked Canada's top Comprehensive University in Maclean's latest annual rankings, you will be near some of British Columbia's most distinguished institutions right here at Bloom Coquitlam condos.

For those with a passion for outdoor adventure, there is an abundance of outdoor activities within minutes of the new Coquitlam Bloom Condos and Townhomes. Hit the links at the exclusive Vancouver Golf Club, picnic with family and friends at Burquitlam Park right next door, take a scenic hike

up Burnaby Mountain, try your hand at fishing at Como Lake, or try out the swimming pool and ice rink at Coquitlam Recreation Centre.

Interiors at Bloom Coquitlam Townhomes

The Bloom Coquitlam townhome's interiors bring the fresh open feeling of the neighbouring park indoors. Enjoy the luxury of livable space with high end finishes, quality construction, functional layouts, and noteworthy design. Our vast kitchens are made with comfort top-of-mind and an eye towards entertaining family and friends. Expert finishes and open-concept floor plans provide a warm and lively center to every new Burquitlam Coquitlam Bloom home for cooking and entertaining family and friends. Living space is also maximized with clever space-savers like a built-in office nook and island eating bar, leaving plenty of room for kids to play or you to kick back and relax. To top it off, we've included stylish features like hardwood floors, stainless steel appliances and contemporary lighting so your new Bloom Coquitlam condo home will always look as good as it feels.

The Developer for Burquitlam Bloom Condos

When you invest in a home from Springbank Developments you are buying peace of mind.

We believe that every homeowner deserves a haven that combines value and style with location and convenience and that is why we begin every Springbank project by identifying Vancouver's flourishing districts. Only a short stroll from amenities, transportation and greenspace, our locations provide you with everything needed to take advantage of what beautiful B.C. has to offer!

With location in hand, we then hand-pick a team of leading architects, engineers, designers and tradesmen to work with our team of talented staff. At Springbank, we create tastefully developed homes that combine environmentally friendly initiatives with high quality materials. Our distinctive interiors are bright and spacious and offer creative layouts which are sure to instil a sense of comfort and familiarity in your new home.

We are proud members of *the Urban Development Institute, the Greater Vancouver Homebuilders Association and National Home Warranty*. Our strict quality control process ensures that every home meets the most

stringent of construction standards and you can rest easy knowing that we insure all our work with comprehensive warranty coverage.

The Bloom Coquitlam Team

“We are happy to fill a niche in the townhome market by building smaller, intimate communities in carefully chosen locations and applying the same professionalism that our customers would expect from a larger developer.” **John Ritchie, Principal**

John Ritchie has 24 years of experience developing multifamily residential projects and has been actively involved in the design, development and construction of more than 1000 new homes in British Columbia and Alberta. While he has extensive knowledge in the development of communities consisting of hundreds of homes, he has chosen to specialize in small to mid size communities where his team can pay attention to the details and provide his buyers with a tailored and personalized customer experience.

Register Now!

Bloom Coquitlam Townhomes & Urban Flats bring new life to an established, yet still “Bloom” -ing community of the Burquitlam real estate district and puts you within walking distance to great schools, parks, and amenities. Owning at Bloom Coquitlam makes sense. The Sales Centre in Burquitlam Plaza is opening soon for previews. Register online today and be the first to learn more and gain admission to our exclusive grand opening here at Bloom Burquitlam. The sales centre will be located at 530 - 526 Clarke Rd Coquitlam BC. Bloom is marketed by industry leading [Magnum Projects](#). Visit www.liveatbloom.com for more details.