

SALUS

Six ways that a new home will create a better life:

A great amenity should bring an exciting new dimension to your life.

1. Inspired design. Stirring, compelling architecture instills your sense of owner pride. Pride leads to an intense sense of fulfillment. And fulfillment leads to a relaxed, comfortable state of mind. A sense of relaxation while living in your home creates obvious benefits: better health, increased happiness, and the ability to cope with physical and psychological challenges. Well- designed, award-winning communities validate your lifestyle choices, while signature design elements enhance your individuality.

2. A trusted builder. A home is the largest personal investment you will make, both financially and emotionally. Make sure that your homebuilder will stand behind its craft. An extended warranty guarantees extended peace of mind and avoid unnecessary and unexpected maintenance costs. Outstanding customer service takes the day today worry out of ownership and contributes to peace of mind.

3. Verified sustainability. Third- party certified sustainable home standards provide a triple bottom line for home owners. First, there's a directly financial benefit— for example, in your lower monthly energy bills. That feels good! Secondly, reducing your environmental impact enhances feelings of social responsibility. Finally, there's the knowledge that living "green" will improve the lives of others. Sustainably- built homes made from eco- consciously produced materials can offer a healthier environment.

4. Customization, not cookie-cutter. You wouldn't like someone else telling you what to wear and how to act— why would your house be any different? You have your own style. Choose the way your home will look and feel inside.



5. A valued location. You get what you pay for; and the least expensive house will seldom fit your needs. On the other hand, affordability is important. The perfect home strikes a balance between what you need and what you desire. Enduring real estate value is usually tied to location. But it's more than that— today's homeowner deserves to be able walk to good retail shops, public transit, green, open spaces, and decent schools.

6. Truly useful amenities. A great amenity package should add an exciting new dimension to your life. A place to socialize, to recharge, to entertain, for to escape— where you can meet your neighbours, and make new friends. A worthwhile amenity program will make you feel good about your home investment.

zen. Part of the award- winning Salus neighbourhood at Scott Road and 66th. See why Salus already exceeds the expectations of its 375 homeowners.

A limited number of stunning West Coast Modern Lanai- style homes are available. Certified Built Green™ Gold, with a comprehensive customization program to meet individual needs. Built by Adera, more than forty years in the local home- building, dream-making business.

Explore exclusive Club Aqua— features include a wellness centre, entertainment complex, and the first fully functioning spa, right at your front door. Feeling better, now?

Incredible value! There are only 19 apartment style flats (many with views) and 6 exclusive townhomes (with private rooftop terraces) on the lagoon left. Net HST is included with this special Close Out pricing.





YOU INSPIRE US.

What makes the West Coast unique? You do. Your unique relationships with the outdoors, your family, your career and your time drive our decisions about something very important... your home.

MARK PETERSEN
Proud homeowner at NOMA



FINAL 6 HOMES

2 & 3 BEDROOM TOWNHOMES PRICED FROM THE LOW 300's*

- On water
- Located next to amenity
- Each with private rooftop deck
- Move in before Christmas

FINAL CLOSE OUT SALE

MANAGER'S SPECIAL ON SELECT HOMES
TWO BEDROOMS FROM THE 230's*

- Only 19 homes left
- Many homes with views, rooftop terraces still remain
- One bedroom and dens from the very low 200's*
- Move in before Christmas

604.507.0065 | 101 - 6628 120 St., Surrey

Check us out on Twitter, Facebook and adera.com

*Limitations apply, contact Sales for details. Sales by disclosure statement only. Adera Realty Corp. 2200-1055 Dunsmuir St., Vancouver V7X 1K8 604.684.8277

LIVE WEST COAST



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Ski In Ski Out 3 Bedroom
Deer Valley Arrowleaf - Empire Pass
Book now before it sells out
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New Townhomes www.DavidWeekleyHomes.com/Raleigh

David Weekley Homes Raleigh NC Award-winning builder since 1976.

Real Estate Lorton Va Pulte PulteHomes.com/Lorton

We Have Custom House Plans To Make Your Dream Home Become A Reality!

Bay Area Condos for Sale www.ZipRealty.com

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Liberty Property Mgmt www.libertypropertymanagement.ca

With qualified pre-screened tenants Liberty Property is a Smart Choice!

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Introducing 16 East Vancouver Townhomes located in Mt Pleasant Vancouver Real Estate District – Boutique/Affordable East Vancouver Sixteen East Townhouses on Main Street »
19
Feb
2011

NEW LAUNCH at zen at Salus Surrey Real Estate Development – Luxury Surrey zen Condos for Sale by Adera with Club Aqua Amenities



zen at Salus Surrey Condos by Adera

LIVE WEST COAST – Grand Opening of the Salus Zen Surrey Condos is happening on February 19, 2011! As the advanced presale pricing is too hot to handle, they won't be released until the official grand opening! Get pre-selection and beat the crowds at the zen at Salus Surrey condo launch with VIP early bird promotions available too! A brand new collection of premium, luxurious and blissful apartments flats at Salus is coming soon to the new zen Surrey condos for sale. This is the last collection of this international award winning community by Adera. With nine foot ceilings, granite counters, clean steel

appliances, laminate floors, rooftop lanais (huge decks) and 360 degree mountain and city views, the new Adera zen Surrey condos at Salus are now here. Add in ultra gourmet kitchens and exclusive access to the Club Aqua at Salus Surrey which features a fully functioning spa that is all included, and you've got the best urban living condo experience ever! With both luxury and style, the Surrey zen condos at Salus is one of the most spectacular multi-family Lower Mainland real estate developments around. Entire resort style amenities and high-end interior finishes make the new Salus Surrey zen condos a must see for homebuyers. This final release of homes will only introduce 88 zen Surrey apartment flats and only 7 townhomes, so they will be sold out very quickly. From customer feedback from earlier phases of Salus Surrey real estate master planned community, the new Surrey zen condos will incorporate many of the best selling features and floor plans, so that you can enjoy the ultimate urban lifestyle right here. The Ultra Gourmet Kitchen Upgrade option at the Salus zen Surrey condos is one example that includes high-end Caesarstone counters and top of the line appliances. The rooftop lanais for penthouse suites and the zen Surrey townhomes are great features as well. Accessed by interior stairs with solid wood, open riser treads and a pop up hatch that doubles as a skylight, the outdoor living spaces at the presales Surrey Salus zen condos offer ultimate views. The West Coast architecture is amazing with massive timber beams, natural rock, cedar shingles and angled rooflines. The new Surrey zen at Salus condos will be having their grand opening on February 19th at 101-6628 120th Street Surrey BC and with presale pricing starting from just \$170's, these hot deals will not last long. In addition, many of the new Surrey zen condos will be ready for occupancy in April 2011, so there will be hardly an waits for your new home! Visit www.adera.ca for more information today or you can simply call 604.507.0065 to register your interest in the advanced preview sales event.



Living in Harmony at the Salus zen Surrey Condos

The thoughtful interiors here at zen Surrey condo development by Adera introduces two award winning designer selected palettes, porcelain tiled entryways and forty ounce cut pil carpeting by Beaulieu Canada. In addition, other suite features at the new Surrey zen condos fors alew ill introduce CRI Green lable certified carpeting for cleaner indoor air quality and low emission paints. All homes will have horizontal one inch venetian style blinds and 5.5" wood baseboards throughout. Also, the presale Surrey zen condos at Salus by Adera will have Energy Star efficient windows and sustainable Certified BuiltGreen gold rating that will save you money and energy long term. Residents are eligible for significant financial benefits such as reduced mortgage insurance premiums and extended

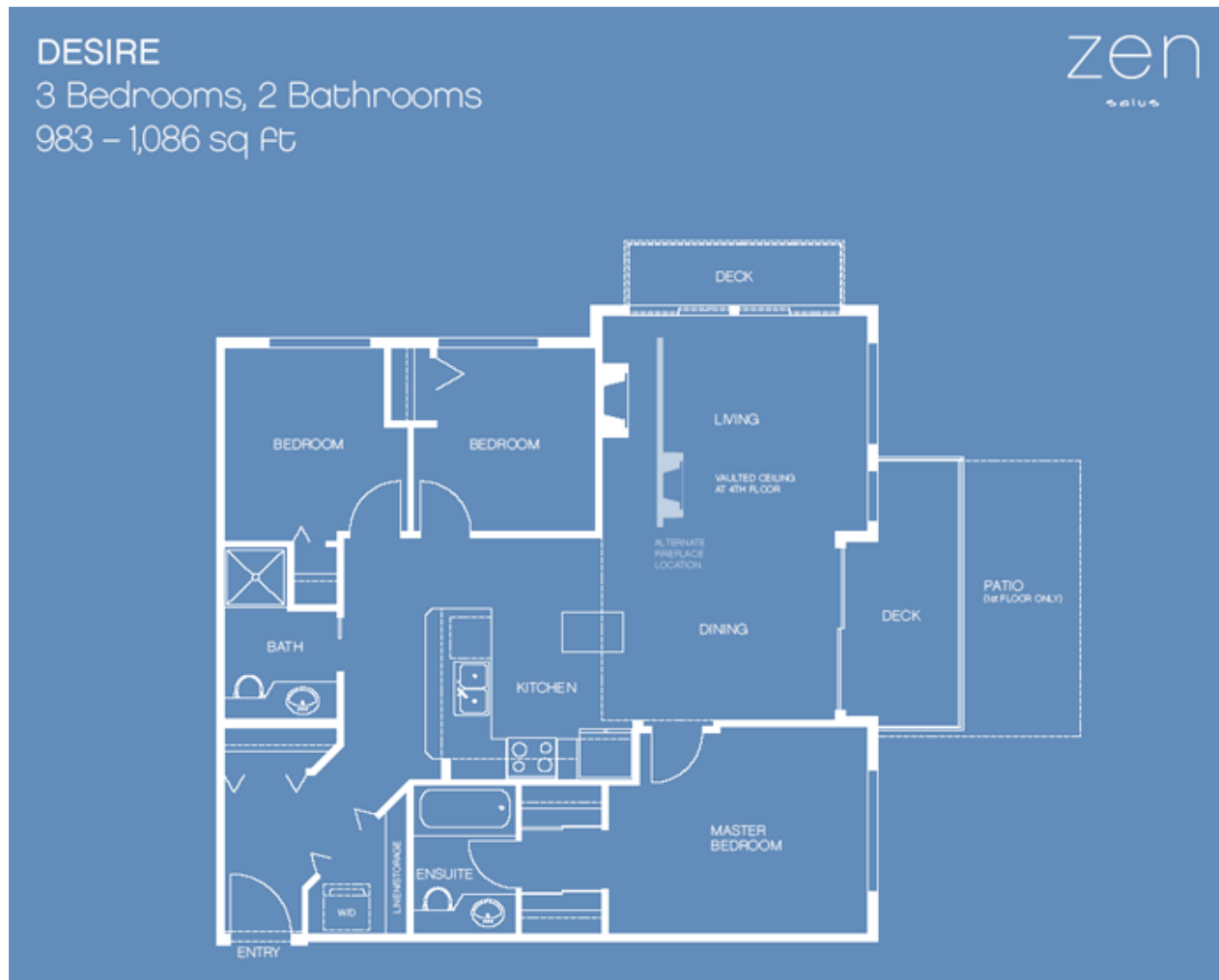
35 year amortizations for your new BuiltGreen Surrey zen condo home at Salus by Adera. The culinary bliss features an ultra high-end gourmet kitchen that has GE Café appliances (stainless steel finish of course) in addition to glass pendant light, LED puck lights for more lighting, large single bowl stainless steel sink, designer faucet with pull out spray, quartz slab countertops with gable and glass tile and stone pebble backsplashes. The homebuyers at the Salus Surrey zen condos for sale will also have contemporary and comforting bathrooms that include polished chrome faucets, colour coordinated laminate counters and Naples Collection towel bars and accessories. There is a Travelers Guarantee Company home warranty as well at this award winning South Surrey real estate development community by Adera.



Personal Customization Options at the zen at Salus Apartments

Personalize your new Surrey condo for sale with your own unique lifestyle with the Adera Customization Program that includes flooring options like Kentwood hardwood, Evoke laminate, Evoke luxury vinyl plank floors, marble/slate flooring options and heated tiled floors. Or the countertop options include granite slab in the kitchen island. Appliance options at the Surrey zen Salus condos for sale will include three upgraded appliance

packages, three built in microwave packages and one washer/dryer option. Other home enhancements at the new Surrey condos at zen at Salus will include stainless steel tile for kitchen backsplash, window insect screen, tub/shower door glass enclosure, air conditioning cooling, ceiling fan, under cabinet light and upgraded bulkhead recessed lighting options as well as hanging pendant light in the kitchen. Other optional upgrades at the new Surrey zen condos include designer 2 inch Venetian blinds throughout, lighting package, space saving closet organizer systems, interior bi-fold trims, interior window trims, deluxe crown mouldings as well as an elegant fireplace surround. Please speak with a sales representative for more information about the Surrey Zen Adera Customization Program.



The Featured Surrey zen Floor Plans

There are three featured floorplans at zen Salus that includes the BLISS layout which is a one bedroom plus den and one bathroom home at 635 square feet. It has a spacious den that can be used as storage or a media room plus a washer/dryer closet. Vaulted ceilings on the fourth floor units are added features and the ground floor units have larger patios. The next Salus Surrey zen floorplan is CLARITY which features 2 beds and 2 baths at 800 to 845 sq ft. The master bedroom has a walk in closet and the ensuite bathroom has a tub/shower while the second bathroom has a walk in shower. But have single vanities. The most impressive zen Surrey floor plan is DESIRE which features 3 bedrooms and 2 bathrooms between 983 and 1086 sq ft.



The zen Salus Surrey Community Features

This enlightened community in South Surrey real estate market features a mountain resort spa inspired neighbourhood promoting wellness and balance in life without compromising affordability and quality. The coastal mountain architecture by award winning Integral Architecture Inc arouses a sense of arrival, security and pride of ownership here at the new Surrey zen condos. The resident concierge provides first class service and the zen Salus cityhomes and flats are situated in a great community with internal, exclusive and private area. The west coast inspired surroundings with water, green space, natural landscapes and foot trails enhance your new home at the zen Surrey condo community and you are close to major shopping, dining, transportation routes, schools, the Fraser Valley and the United States. High performance Hardie Shingle will be used for durability. Not only that, but residents at the zen at Salus Surrey condo community will have access to the Club Aqua amenities that include a salt water lap pool, covered hot tub, infrared saunas, aromatic steam room, fitness centre, wellness/spa treatment rooms and the lounge with outdoor rooftop deck. The zen Surrey residential building will be four storeys in height with a rooftop lanai level as well.

Tags: [6628 120th Street Surrey](#), [Adera Customization Program](#), [Adera Development Corp](#), [Built Green Gold Standard](#), [Built Green Surrey Condos](#), [BuiltGreen Surrey Condominiums](#), [Club Aqua at Salus Surrey](#), [Invest in Surrey Real Estate](#), [Low-Rise Condos](#), [Presale Surrey Condos for Sale](#), [Salus Surrey zen Condominiums](#), [Salus zen Surrey Apartments](#), [South Surrey Condos for Sale](#), [South Surrey Real Estate](#), [Spacious Surrey Floor Plans](#), [Surrey BuiltGreen Gold Condos](#), [Surrey Floorplans](#), [Surrey zen Condos for Sale](#), [Ultra Gourmet Kitchen Upgrade](#), [www.adera.ca](#), [zen at Salus Surrey](#), [zen by Salus](#), [zen Surrey Condos](#)

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What's LIVE WEST COAST

Current Properties

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Salus is a CHBA BC Georgie Award Winner for Best Multi-Family Development, Low Rise, and an International Gold Nugget Grand Award Winner for Outstanding Attached Project (4 to 6 Storeys)

Spa living is truly defined with the final release of these beautifully designed apartment flats. At zen, an exclusive spa awaits you, as you move closer to the tranquility you've been searching for. Indulge yourself in your own European Gourmet kitchen, get everything you need at your local shops, and explore the outdoors in Surrey's best parks and walking trails. This is West Coast living. This is enlightened living. This is zen.

Salus is a collection of 238 Apartment Flats and 160 Cityhomes that are Built Green Gold verified, which means you're helping Mother Nature stay in balance herself, just by living here. You'll find Salus surrounded by extensive gardens and interconnected ponds and trails, yet it's located at the heart of the local community. The focal point is Club Aqua - the first fully functioning spa amenity, exclusive to residents, and includes yoga and fitness facilities, a salt water lap pool, aroma steam room and more. Host your next social gathering at home with style, in the entertainment room that opens up to a 3,500 square foot rooftop deck with an outdoor



FEATURES

zen
salus

Find yourself at Club Aqua, a first class amenity including a private spa, an integrated wellness centre, and entertainment facility.

AN ENLIGHTENED COMMUNITY

- Mountain resort spa inspired community promoting wellness & balance in life without compromising affordability
- Powerful Coastal Mountain architecture by award-winning Integra Architecture Inc. arouses a sense of arrival, security, and pride of ownership
- Resident concierge providing first class, on-site resident focused services
- Apartment Flats & Cityhomes situated around an internal, exclusive, private compound
- West Coast inspired surroundings with water, green space, natural landscapes, & foot trails interlacing the mountain-themed community
- Rich selection of local shopping, transportation systems, abundance of schools, places of worship, plus accessibility to all major routes leading to Vancouver, the Lower Mainland, the Fraser Valley, & the USA
- Distinctive community entrance
- High performance exteriors: Hardie Shingle, vinyl exterior siding with vinyl board & batten, Hardie Panel, for lasting protection against weather & insect damage accented with manufactured stone veneer highlights, metal picket rails & stained wood brackets

CLUB AQUA – FIRST CLASS FUNCTIONING SPA / AMENITY BUILDING

- Outdoor salt water lap pool
- Covered hot tub
- His & Hers Infrared sauna
- Aromatic steam room
- Fitness centre & exercise equipment
- Functional wellness / Spa treatment rooms
- Aqua Lounge:
 - Lounge & sitting library for cocktail parties or relaxing after a vigorous workout
 - Multi-Functional entertainment room opens onto 3,500 sq. ft. outdoor rooftop deck with built-in outdoor fireplace & barbeque overlooking the pool & water elements

THOUGHTFUL INTERIORS

- Two award-winning designer selected interior colour schemes
- Imported porcelain tile entry areas
- Densely constructed 40 oz. cut pile carpet, proudly made by Beaulieu Canada

- CRI Green label certified carpeting for cleaner indoor air quality
- Low emission wall paints benefit indoor air quality
- Horizontal 1" mini venetian blinds
- 5.5" wood baseboards
- Energy Star high-efficiency windows with low E coating & argon gas

CULINARY BLISS – THE ULTRA GOURMET KITCHEN

- GE Café Appliances:
 - 20.2 cu.ft. Stainless Steel Energy Star Bottom-Mount, Pull-Out Drawer Refrigerator
 - 30" Stainless Steel Electric Self Cleaning Convection Range
 - Stainless Steel Energy Star Built-in Dishwasher with SmartDispense Technology
 - 2.0 cu.ft. Stainless Steel Over the Range Microwave Oven
- Glass Tile & Stone Pebbles Backsplash
- Quartz slab countertop with gable
- Designer kitchen faucet with pull out feature
- Large single bowl, stainless steel sink
- LED puck lights
- Kitchen glass pendant

CALM & CONTEMPORARY BATHS

- Naples Collection towel bars & accessories in polished chrome
- Colour coordinated laminate countertops
- Polished chrome faucets

PEACE OF MIND – RECOGNIZED FOR DESIGN, QUALITY & INNOVATION

- Adera's 1 year workmanship, 2 year mechanical & plumbing system, 5 year water & 10 year major structural warranty backed by Travelers Guarantee Company
- International Awards:
 - 2009 Gold Nugget Grand Award – Outstanding Attached Project – Mid Rise (4 to 6 storeys) – Salus
- National Awards:
 - 2008 CHBA Grand SAM Award – Best Homebuilder in Canada
- Regional Awards:
 - 2009 Platinum Georgie: 28 major Georgies over the years Only the second Platinum award ever given
 - 2010 CHBA-BC Built Green Award – Built Green BC Builder of the Year
 - 2009 CHBA-BC Georgie Award – Built Green BC Builder of the Year
 - 2009 CHBA-BC Georgie Award – Multi-Family Low Rise Development – Salus

7-time CHBA-BC Gold Georgie Award Winner for Best Customer Service, plus 2007 CHBA-BC Customer Choice
4-time CHBA-BC Gold Georgie Award Winner for Best Builder in BC

LIVING IN HARMONY – SUSTAINABILITY

- Certified BuiltGreen™ Gold rating by BuiltGreen™ BC
- Constructed for energy efficiency & sustainable design to save money with long term energy cost reduction & water conservation
- Residents are eligible for significant financial benefits such as reduced mortgage insurance premiums & extended 35 year amortization
- For more info go to www.builtgreencanada.ca to see how a BuiltGreen™ home is a "healthier home" for your family

A PERSONAL CUSTOMIZATION EXPERIENCE

Personalize your home to your own unique lifestyle with the Adera Customization Program:

- Flooring:
 - Kentwood hardwood
 - Evoke laminate
 - Evoke luxury vinyl plank flooring
 - Marble & slate floor types
 - Heated tile flooring
- Countertops:
 - Granite slab
 - Kitchen island
- Appliances:
 - Three upgraded appliance packages
 - Three built-in microwave packages
 - One washer/dryer package
- Other Enhancements:
 - Elegant fireplace surround
 - Security alarm system
 - Deluxe crown moldings
 - Interior window trims
 - Interior bi-fold trims
 - Mirror bi-fold closet doors
 - Space saving closet organizer systems
 - Designer 2" Venetian blinds
 - Lighting packages – kitchen, living room, bedrooms
 - Hanging pendant lights in kitchen
 - Under cabinet light & upgrade bulkhead recessed lighting
 - Ceiling fan
 - Air-conditioning
 - Tub & shower door glass enclosure
 - Window insect screen
 - Stainless steel tile for kitchen backsplash
 - Plus many numerous other options

zen

All areas approximate. Buyers are strongly encouraged to check the latest architectural plans before making a final choice. Variable conditions occur throughout the development. Marketing collateral information such as floorplans and photos are for information only and do not constitute an offer.



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



features

Master Planned Community

- Mountain resort spa inspired community promoting wellness and balance in life without compromising affordability
- Powerful Coastal Mountain architecture arouses a sense of arrival, security, and pride of ownership
- 24-hour resident concierge providing first class, on-site resident focused services
- 398 homes for wide ranging needs and broad opportunity of ownership: 238 apartment flats and 160 cityhomes situated around an internal, exclusive, private compound
- West Coast inspired surroundings with water, green space, natural landscapes, and foot trails interlacing the community together with the mountain-themed outdoors resort, high-end service and facilities
- Rich selection of local shopping, transportation systems, abundance of schools, places of worship, plus accessibility to all major routes leading to Vancouver, the Lower Mainland, the Fraser Valley, and the USA
- Distinctive community entrance
- High performance exteriors: beveled Hardie Shingle, mostly vinyl exterior siding with vinyl board and batten, Hardie Panel, for lasting protection against weather and insect damage accented with manufactured stone veneer highlights, metal picket rails and stained wood brackets

Sustainable Living Showcased

- Certified BuiltGreen™ Gold rating by BuiltGreen™ BC
- Constructed for energy efficiency and sustainable design to save money with long term energy cost reduction and water conservation
- Residents are eligible for significant financial benefits such as reduced mortgage insurance premiums and extended 35 year amortization
- For more info go to www.builtgreencanada.ca to see how a Built Green™ home is a “healthier home” for your family

Impressive Interiors

- Two interior colour schemes
- Imported porcelain tile entry areas
- Low emission cut pile 100% blend carpet for healthier air quality (C.R.I. Green Label)
- Low emission wall paints benefit indoor air quality
- Horizontal 1” mini venetian blinds
- Decorative wood stair railing with painted wood hand rail (Cityhomes)
- 4” wood baseboards
- Energy Star high-efficiency windows with low E coating and argon gas

Cooking in Style

- Imported porcelain tile kitchen floors
- Laminate countertop
- Porcelain tile backsplash
- Full wrap cabinets with aluminum finish door hardware
- General Electric appliances
 - 30” self cleaning range in black or white finish
 - Energy Star 17.9 cu.ft deluxe refrigerator black or white finish
 - Energy Star built-in dishwasher, 4 touch pads
 - Deluxe black or white hood fan
- Stainless steel Staccato double bowl sink
- Polished chrome pull down faucet
- Kitchen track lighting with four heads
- Easy access to outdoor balcony

Cool, Contemporary Baths

- Naples Collection towel bars and accessories in polished chrome finish
- Colour coordinated laminate counter tops
- Polished chrome faucets

Peace of Mind – Built by Trusted Adera

- Adera’s new 2 year workmanship, 2 year mechanical and plumbing system, 5 year water and 10 year major structural warranty backed by Travelers Guarantee Company
- 2008 Platinum Georgie: 28 major Georgies over the years! Only the second Platinum award ever given
- 2008 Grand SAM - Best Homebuilder in Canada
- International Award Winner:
2008 Gold Nugget 2009 Outstanding attached mid-rise project - 4 to 7 stories
- 2008 Gold Georgie - Best Multi-Family Builder of the year in BC
- Recipient of 1st time ever Gold Georgie for Customer Choice – Large Volume Multi-Family Builder
- 7 time Gold Georgie Award CHBA-BC for ‘Best Customer Service by a Builder’
- Gold Georgie ‘Best Builder in B.C.’ 4 time recipient
- Over 100 local national and international awards for design, construction and marketing
- Powersmart Builder of the Year 2007

Customize Your Home : Signature Series Upgrade

- Flooring
 - Mirage ‘Engineered’ or ‘Classic’ hardwood
 - Laminate flooring
 - Marble, slate floor types
 - Heated tile flooring
- Countertops
 - Granite slab
 - Kitchen island
- Appliances
 - Three upgraded appliance packages
 - Three built-in microwave packages
 - One washer/dryer package
- Other Enhancements
 - Non-polluting 100% energy efficient electric fireplace
 - Elegant fireplace surround
 - Wireless security alarm system
 - Deluxe crown moldings
 - Interior window trims
 - Interior bi-fold trims
 - Mirror bi-fold closet doors
 - Space saving closet and garage organizer systems
 - Designer 2” Venetian blinds
 - Lighting packages – kitchen, living room, bedrooms
 - Hanging pendant lights in kitchen
 - Under cabinet light & upgrade bulkhead recessed lighting
 - Ceiling fan
 - Air-conditioning
 - Tub and shower door glass enclosure
 - Window insect screen
 - Fireplace upgrade
 - Stainless steel tile for kitchen backsplash
 - Glass mosaic tile shower splash
 - Kohler Purist faucets
 - Hands free kitchen & bath faucets
 - Plus many numerous other options



Club Aqua - First Class Functioning Spa / Amenity Building

- Outdoor salt water lap pool
- Covered hot tub
- Infra-red sauna
- Aromatic steam room
- Fitness centre and exercise equipment
- Yoga room
- Functional wellness / Spa treatment rooms
- Aqua lounge:
 - Lounge and sitting library for cocktail parties or relaxing with a cappuccino after a vigorous workout
 - Dining room opens out to rooftop
 - Multi-functional entertainment room
 - 3,500 sq. ft. outdoor rooftop deck with built-in outdoor fireplace and barbeque overlooking the pool and water elements



All areas approximate. Buyers are strongly encouraged to check the latest architectural plans before making a final choice. Variable conditions occur throughout the development. Marketing collateral information such as floorplans, material specifications and site conditions are solely for illustrative purposes only and may vary from as built development.



BC CONDOS.NET



ADERA.
COMMITTED TO GOLD.

40-years ago, Adera began creating new homes for families like yours in the Greater Vancouver Region. More than 7,500 homes later, Adera has grown into one of British Columbia's most trusted home builders. Quality, integrity, exceptional customer service, and verifiable sustainable building practices are commitments that make Adera a leader in new home construction. Earning the 2008 Grand SAM Award for Best Home Builder in Canada and the second time ever Platinum Georgie comes as a humble honour from both our peers and customers and is a clear representation of the trust and respect that Adera has been building for 40-years. Congratulations to all of our employees, trade partners, consultants, and customers for this special trusted accolade!

CANADIAN HOME BUILDERS' ASSOCIATION OF BC - GEORGIE AWARDS

*2008 Platinum Georgie:
over 25 major Georgies*

*2008 Best Multi-Family Home
Builder of the Year*

*2008 Best Multi-Family Development
- Low Rise: Pathways*

*2008 Best Interior Design Display
Suite - Multi-Family: Salus*

CANADIAN HOME BUILDERS' ASSOCIATION - SAM AWARDS

*2008 American Standard Grand SAM
Award: Best Home Builder of Year
in Canada*

*2008 Best Multi-Family Project
in Canada: Pathways*

2008 Best Sales Office: Salus

INTERNATIONAL AWARDS - GOLD NUGGET

*2009 Outstanding attached mid-rise
project - 4 to 7 stories: Salus*

BEST
SMALL &
MEDIUM
EMPLOYERS IN CANADA

www.adera.com



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

6671-121st Street, Surrey Tel: 604.507.0065 salus@adera.com



Adera Cares

TOGETHER. FOR A BETTER FUTURE.



TOGETHER.
FOR A BETTER FUTURE.

ADERA CARES – COMMUNITIES. PEOPLE. HOMES.

Adera has made a conscious decision to embrace sustainable building practices as a core value and to build healthy and stable living environments in all their developments. At Salus, every detail, every state-of-the-art feature is designed to reduce its eco-footprint. Operational systems and high-efficiency appliances minimize energy and water consumption as well as waste production. Building products and materials are carefully chosen to last longer, have recycled content or be made from natural materials.

Adera cares about making a difference. Our environmental policy ensures ongoing financial, personal and social benefits for homeowners. Today and for the future.



GREEN BY DESIGN.

THE SALUS COMMUNITY.

12% Direct savings in energy costs
31% Reduction in water use
68% Reduction in waste
28 TONNES: Reduced amount of green house gases

OPERATIONAL SYSTEMS

- 1 Multiple thermostatically controlled zones
- 2 All windows ENERGY STAR® labeled
- 3 ENERGY STAR® refrigerators and dishwashers
- 4 Motion sensor light switches in bathrooms
- 5 Exterior lighting complies

- 7 Air tight, insulation contact-rated recessed lights in all insulated ceilings

EXTERIOR AND INTERIOR FINISHES

- 8 Balcony surfaces made from low maintenance materials
- 9 Interior doors made with recycled and/or recovered content

- 11 Minimum 25% recycled-content in all ceramic tile
- 12 MDF casing and baseboard (MDF reuses waste material)

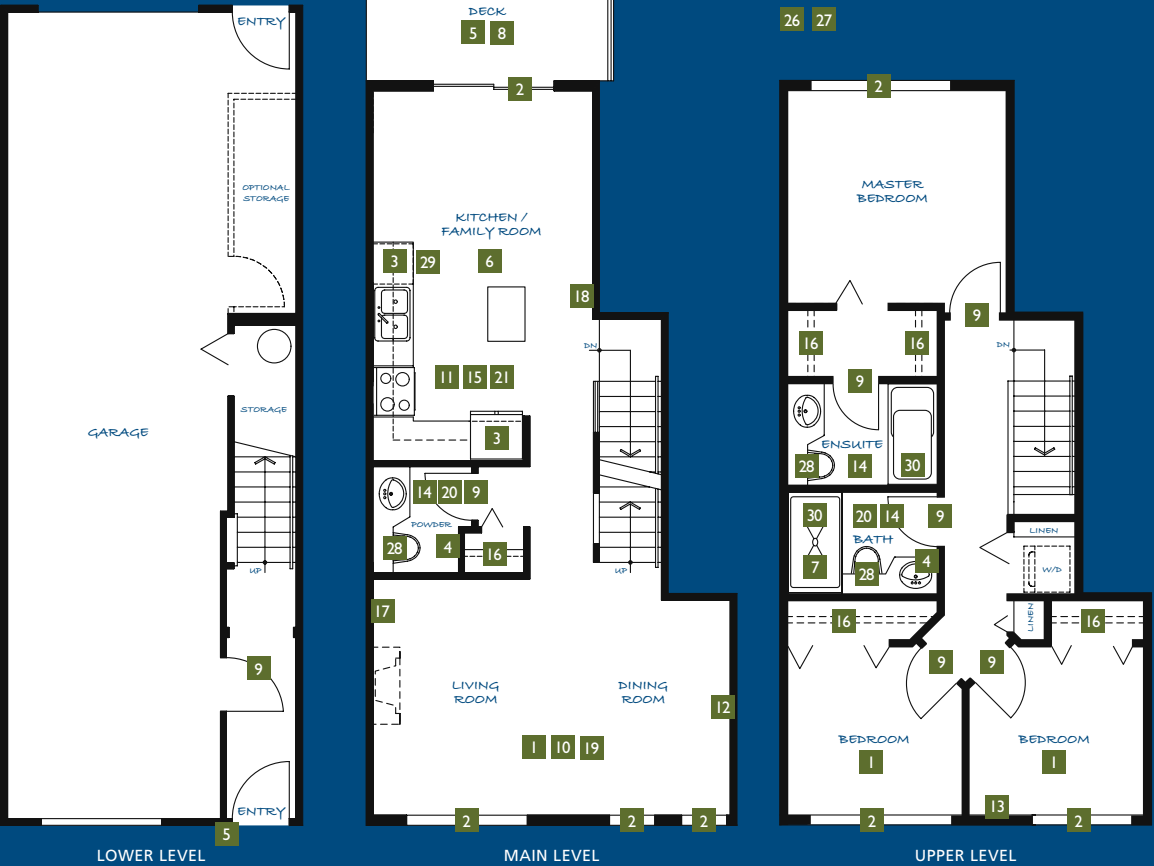
INDOOR AIR QUALITY

- 13 All insulation third-party certified with low or zero formaldehyde
- 14 Low formaldehyde sub floor sheathing

- 17 Water-based paints used on all site built and installed millwork
- 18 Low VOC content interior paints
- 19 Carpet and Rug Institute (CRI) IAQ label on all carpet and underlay
- 20 Vinyl sheet flooring installed with low VOC adhesive
- 21 Ceramic tiles (upgrade) installed with low VOC adhesives and plasticizer-free grout

Traditional Cityhome

3 Bedrooms, 2.5 Bathrooms
Approx. 1,206 sq. ft.



BUILDING MATERIALS

22 23 24 25

WASTE MANAGEMENT

26 27

BUILDING MATERIALS

- 22 Optimum Value Engineering (OVE) reduces wood use in framing
- 23 All insulation certified by a third party to contain a minimum recycled content of 50%
- 24 Insulation levels exceed the Model National Energy Code for Buildings
- 25 Advanced sealing package

WASTE MANAGEMENT

- 26 Comprehensive recycling program for building site including education, site signage and bins
- 27 Reusable bracing used for framing

WATER CONSERVATION

- 28 Water saving toilet
- 29 Water saving dishwasher
- 30 Water efficient faucets and showers

SALUS GREEN OPTIONS

- Honeycomb blinds with sound absorption, UV blockage, R-value insulation and a solar heat coefficient

- Programmable Weiser Powerbolt for front door hardware
- Programmable baseboard heaters
- Programmable Nu Heat tile flooring
- Programmable Kohler bidet toilet seat
- Motion sensor lighting for any room or closet or laundry
- Low voltage puck lights for under cabinets
- Ceiling fans for bedrooms, living room and dining rooms
- Handsfree faucets for kitchen and washrooms

- Low formaldehyde kitchen and washroom cabinets
- EnergyStar® washers, fridges and dishwashers
- Granite countertops for kitchen and washrooms
- In-wall electric fireplaces
- Nature mill composter
- Tub glass doors
- Wool carpets
- Ice makers



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

Any information contained herein is a representation only and is subject to change without notice. Facts are based on the modeling of a typical home and are estimates that can change with variable conditions, weather, or personal usage.



[What's LIVE WEST COAST](#)

[I Want to Live West Coast](#)

[Adera Stuff](#)

[Adera Cares About Me](#)

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2009 BC Georgie Award Winner for Best Multi-Family Development (Low Rise)



2009 International Gold Nugget Grand Award Winner for
BC CONDOS.NET (ries)





#01 salus

life in balance #02

Life is hard. Your biggest problem today is deciding whether you should soak in the hot tub or get a massage at your own exclusive spa - Club Aqua. With all the distractions of everyday life, how are you ever going to decide? Solution: do both! Head home after a busy day at work to an international award winning community where every element fits together organically as a whole, and is refreshingly pleasant on all five senses.

Salus is a collection of 238 apartment flats and 160 cityhomes that are Built Green Gold verified, which means you're helping Mother Nature stay in balance herself, just by living here. You'll find Salus surrounded by extensive gardens and interconnected ponds and trails, yet it's located at the heart of the local community. The focal point is Club Aqua - the first fully functioning spa amenity, exclusive to residents, and includes yoga and fitness facilities, a salt water lap pool, aroma steam room and more. Host your next social gathering at home with style, in the entertainment room that opens up to a 3,500 square foot rooftop deck with an outdoor fireplace.



#03 swing by...

Presentation Centre Open Daily _ 12PM to 5PM
1 - 6671 - 121 Street, Surrey

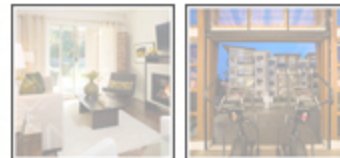
Sales Manager: Stephanie Sonnenberg
Sales Coordinator: Kerri Zanussi

Call _  604.507.0065 
Fax _ 604.597.0072
Email _ salus@adera.com

[Register Now](#)



#04 gallery



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



#05 floor plans

SITEMAP

APARTMENT FLAT SITE PLAN

PLAN B
approx. 635 - 637 sq ft
1 bedroom + den
1 bathroom

PLAN C2
approx. 801 - 806 sq ft
2 bedroom
2 bathroom

PLAN D
approx. 983 - 1,086 sq ft
2 bedroom + den
2 bathroom

TOWNHOME SITE PLAN

TOWNHOME A
approx. 1,246 sq ft
2 bedroom + den
1 1/2 bathroom

TOWNHOME B1
approx. 1,206 sq ft
3 bedroom
1 1/2 bathroom
SOLD OUT

TOWNHOME B2
approx. 1,206 sq ft
3 bedroom
2 1/2 bathroom

TOWNHOME C
approx. 1,206 sq ft
3 bedroom
2 1/2 bathroom

TOWNHOME D
approx. 1,489 sq ft
4 bedroom
2 1/2 bathroom

TOWNHOME E
approx. 1,585 - 1620 sq ft
4 bedroom
2 1/2 bathroom



features #06

Club Aqua - First Class Functioning Spa + Amenity Building

Salus offers a host of on-site amenities and services exclusive to residents, including your own private spa and your personal entertainment mecca.

[Click here for a list of Club Aqua features](#)

Built Green

Salus is Built Green Gold verified, meaning that your home has been built with sustainability in mind. So just living at Salus allows you to do your part in helping the environment stay happy.

[Click here for Adera Cares - Cityhome features](#)

[Click here for Adera Cares - Apartment Flat features](#)

Architectural + Interior Points of Interest

Salus homes offer beautiful interiors, kitchens that will bring out your inner chef, and bathrooms that are cool and refreshing.

[Click here for a list of Salus' features](#)



What's LIVE WEST COAST

Videos

I Want to Live West Coast

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What's LIVE WEST COAST

Live West Coast means an appreciation for life and everything it embodies. Where your relaxed, laid-back lifestyle reflects the privilege of your co-existence with a vast, diverse landscape, while engaging every opportunity our natural playground provides, all in perfect harmony. There's a common, inherent bond where every moment and interaction between friends, neighbours, and communities directly influences and relates to the wonders of our surroundings.

Never does a day go by without a sense of complete astonishment at the raw beauty of the West Coast that's overwhelmingly sensational on all five senses. An addiction that you can boast about, a natural high that you barely understand, yet crave for more and more – and that's okay. It's become a unique meeting place, a global water cooler, if you may, that really brings together a plethora of individuals. And, it seems the more we enjoy our West Coast, the more seriously we take our responsibility to live a respectful, sustainable lifestyle, so future generations can enjoy the same magnetic vibe that all who visit are enlightened with.



The West Coast is a place you call home. Whether you choose to participate extremely or serenely, with friends or alone; where the diversity of natural elements and weather patterns echo our cultures, identities, and lifestyles. It's an inspiration, a real glimpse into a unique, organic world without limits, and definitely something to high-five about!

So go ahead...

LIVE WEST COAST

You're gonna do it anyhow!



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Adera Cares About Me



Hey! Don't forget, the legacy of our little blue dot in the Milky Way will soon be handed down to us. Let's not disappoint our beloved Mother Earth. We need to revitalize and rejuvenate her!

Well, guess we can't exactly send her to the spa for some much need R&R, but we can definitely show her love by changing the way we live. It's pretty sweet that you live in a home certified by an independent 3rd party that meets minimum standards of sustainable practices. With this in mind, you can be sure that your sustainability triple bottom line is maximized:

1. a direct financial benefit in the way of lower monthly bills
2. a personal benefit knowing that you're more committed to being responsible for this planet
3. a social benefit knowing that you're doing something awesome for friends, family, and all of mankind.

Green is the new black. So what does that mean? State-of-the-art features made from natural materials or recycled content, chosen to last longer, and designed with a reduced carbon-footprint in mind. What else? High efficiency appliances that minimize energy and water consumption, and also waste production.

Adera really *does* care about making a difference. It doesn't stop with homes either. Looking toward the future, Adera wants to ensure that everyone benefits from attention to a sustainable working environment, human resources, personal growth, and development. It's more than just nurturing. It's human fuel for the future! That same focus and energy spreads and saturates every community they participate in. Whether public art, sponsorship of up-and-coming local athletes, renewing natural habitats, or simple welcoming parties, there's an insuppressible enthusiasm for sustaining communities that makes up the bigger picture.

Adera Cares. Together for the Future.





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Talk to Us

Now that you've rifled through every page of the Adera site, you're probably wondering, "How can I get in touch with these cool Live West Coast people?" Fortunately all you need to do is fill out the form below or contact Adera directly with the contact information provided for your convenience:

Downtown Office Contact Info:

Four Bentall Centre, PO Box 49214
Suite 2200 - 1055 Dunsmuir Street
Vancouver, BC V7X 1K8

Tel:  604.684.8277 

Fax: 604.684.4709



BC CONDOS.NET

