



12:30



Now Selling! / Over 70% sold during opening weekend!

A playful exuberance is part of the AVANT experience, because here, you'll discover that there really is pleasure in being this close to everything, while escape is merely moments away. The myth of the urban oasis is myth no more.



The developer is

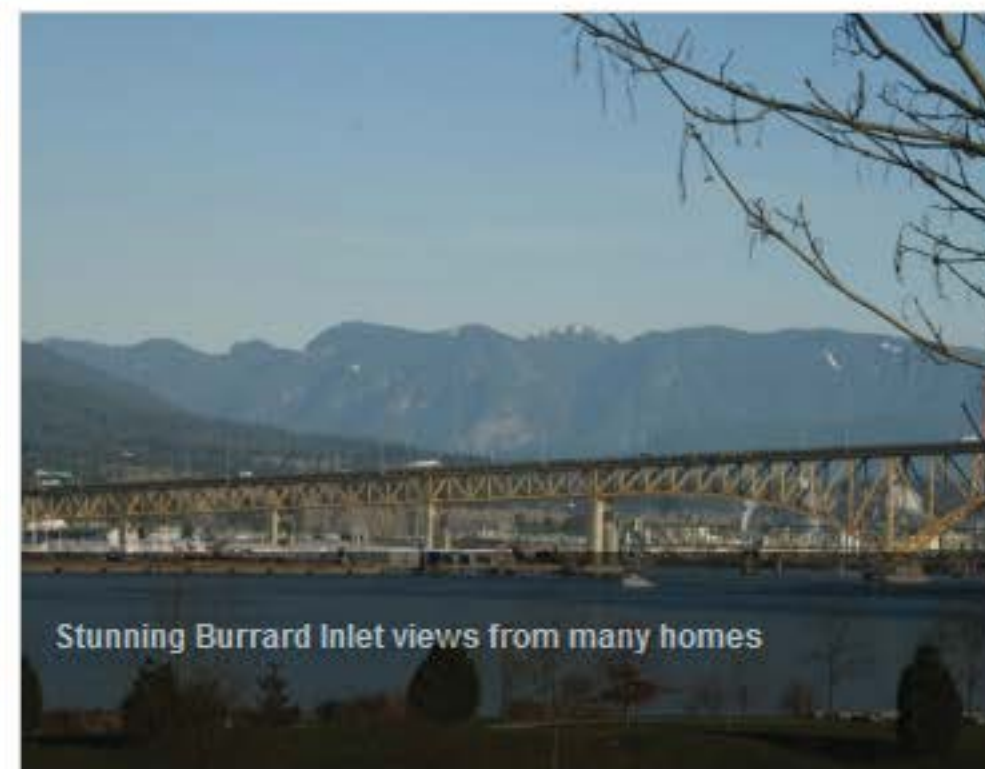
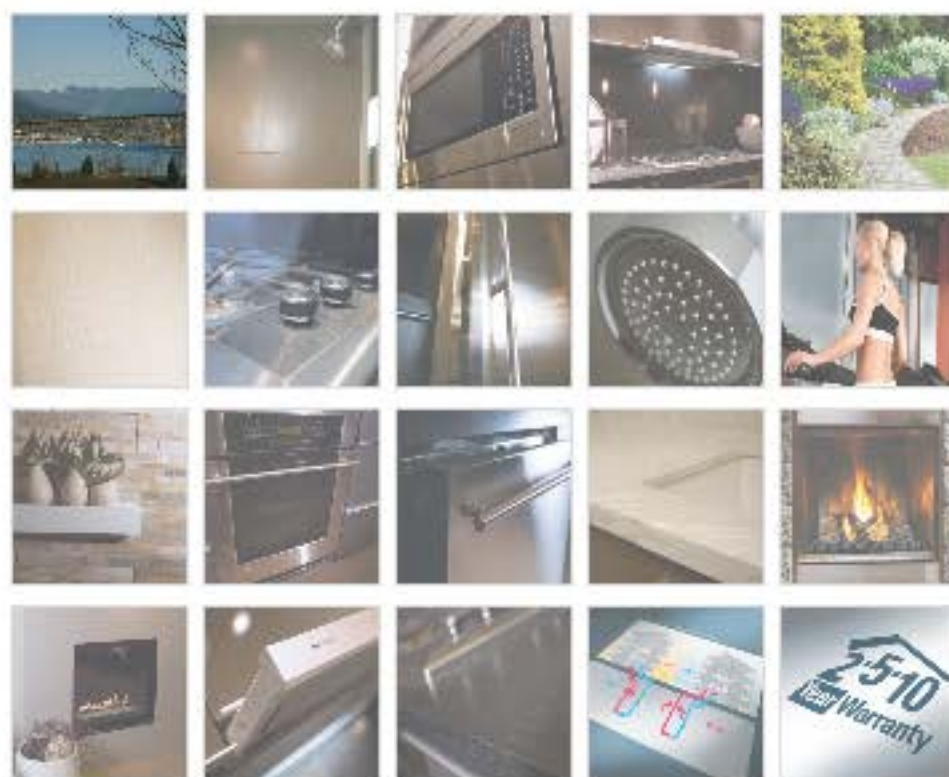


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Stunning Burrard Inlet views from many homes

[>>Download the Feature Sheet \(PDF\)](#)



The developer reserves the right to modify or change plans and specifications without notice as deemed necessary. E&OE. This is not an offering for sale.



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FEATURES SHEET

KITCHEN

- Granite slab countertops in honed or polished finish
- Convenient Kohler "Sterling" single basin stainless steel under-mount sink
- Chrome single-control pull-out Kohler "Evoke" kitchen faucet
- Flat panel vertical grain cabinets offered in a clear walnut or smoke stained oak w/aluminum linear pulls
- Under-cabinet task lighting
- LED accent soffit lighting
- Decorative island pendant lighting
- Pot lights throughout
- Fully-tiled back splash
- Built-in wine cabinet

KITCHEN APPLIANCE PACKAGE

GE Monogram – Top of the Line, Sleek and Contemporary Kitchen Appliance Package

- 36" built-in bottom-freezer refrigerator in stainless steel – Energy Star rated
- 30" four-burner gas cook top in stainless steel
- 30" built-in self-cleaning electric single oven in stainless steel
- Built-in microwave oven in stainless steel
- Fully-integrated stainless steel dishwasher with hidden electronic controls to maintain the overall clean appearance of the exterior – Energy Star rated
- Faber slim slide-out hood fan in stainless steel

BATHROOM

- Granite slab countertops in main bathrooms
- Frameless glass shower enclosure
- Dual-flush Kohler toilet
- Flat panel vertical grain oak or walnut drawers cabinets (**some units have custom built-in linen pantry to match cabinets)
- Marble slab countertops in powder rooms and ensuite bathrooms
- 12" x 24" porcelain floor tiles
- Fully-tiled shower and tub splashes
- Kohler "Purist Line" fixtures throughout all bathrooms

INTERIORS

- Geothermal Heating/Cooling System
- Re-claimed brick or Oyster White ledgerstone full-height feature walls
- Wire brushed wide plank engineered oak flooring throughout main living area
- Floor-to-ceiling picture windows
- Linear burner gas fireplaces with surrounding Quartzstone Series porcelain tile
- GE Energy Star 4.0 cubic feet king-size capacity front load washer in white
- GE 7.0 super capacity front load gas dryer in white

EXTERIOR

- Outdoor gas fireplaces on roof decks and some balconies
- Stunning Burrard Inlet views from some homes
- Contemporary townhomes and apartments designed by Ramsey Worden Architects
- Ultra modern steel roofs
- Brick siding
- Central courtyards with extensive landscaping

ALL

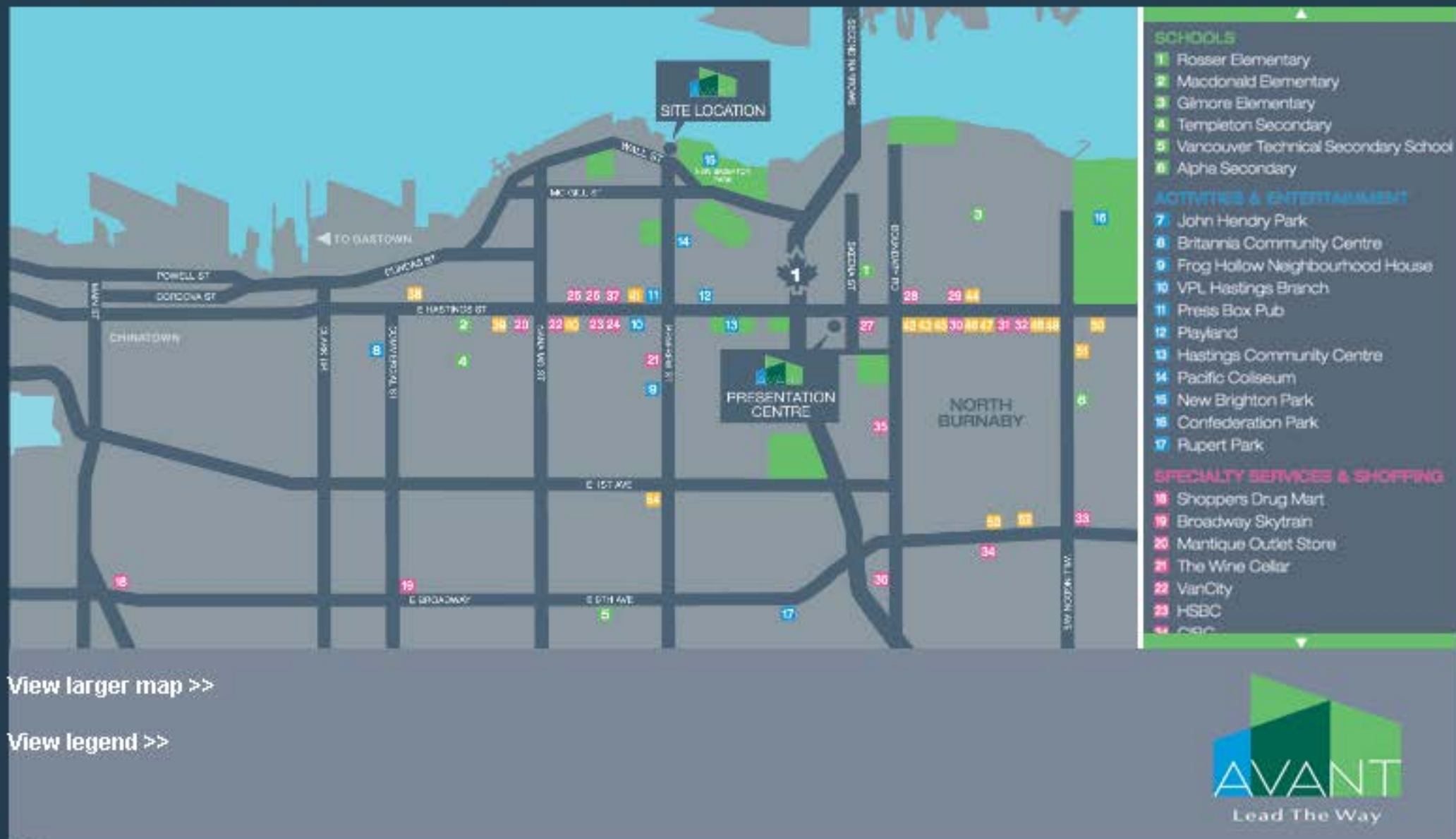
- 2-5-10 New Home Warranty
- Residents' gymnasium

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





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Avant 2901 Wall St., Vancouver

Saturday, May 1st, 2010

Eager buyers grab East Vancouver waterfront

Christina Symons

Sun

Project name: Avant

Project location/address: 2901 Wall St., Vancouver

Project size: 48 townhouses and flats, 2 and 3 bedrooms

Residence size: 1,065–1,894 sq. ft.

Prices: \$480,900–\$871,900

Developer: Aragon Properties Ltd.

Architect: Ramsay Worden Architects

Interior design: Aragon Properties Ltd.

Sales centre: 3490 East Hastings St.

Hours: Noon to 5 p.m., Saturday to Thursday

Telephone: 604-298-2240

E-mail: info@avantliving.ca Web: www.avantliving.ca

Occupancy: October 2011

—

If necessity truly is the mother of invention, then we can thank Vancouver's shrinking supply of developable land for inspiring planners to unearth innovative pockets of paradise we didn't know we had.

A case in point is the forthcoming esplanade waterfront development at the base of Renfrew Street in East Vancouver. Renfrew waterfront, you say?



Believe it. Trip down to Wall Street at Renfrew to the site of Avant, and you' ll find a postcard scene replete with rolling green space and sea views of the whitecapped Burrard Inlet over to the snow-capped North Shore mountains.

The neighbourhood' s industrial roots are represented, too; there is a working port nearby and rail tracks along the waterside paths.

Developer Aragon began planning the intriguing site that is Avant in 2004, smitten by the unique location tucked away in a little known, yet highly regarded neighbourhood north of McGill Street.

“To us, this neighbourhood is the east side equivalent of Cornwall Street,” says David Roppel, director of planning and development for Aragon Properties Ltd. “We felt that the locale with its unparalleled views and parks added up to an ideal location for West Coast living.”

True to form, on a sunny day there is an inlet breeze wafting the scent of fresh-cut lawn; joggers and dog-walkers are out in force; several amateur photographers are shooting the mountains, and a handful of cyclists roll on by. Alas, there aren' t any sunbathers or fish and chips kiosks, however — not yet, at least.

The existing neighbourhood is just plain lovely. Think unpretentious, well-built single-family homes, staggered politely on a slight rise to catch the picturesque scene.

It' s no wonder that the first-round massing schemes for Avant, squarely in front of the existing community, raised more than a few eyebrows. The first plan included two four-storey apartment buildings with a large view corridor between them, according to Roppel.

But based on community feedback, the project was redesigned to include six slimmer buildings, fanned finger-like, perpendicular to the street with views and courtyard corridors between each. Visually, the result feels calm and conciliatory, allowing more neighbours to retain their old views and more Avant residents to boast new views.

Avant is designed to be both neighbourly and family-friendly. It' s adjacent to New Brighton Park and the community centre with an outdoor pool, public amenities that are expected to be significant draws. Aragon is also counting on young families, complete with parents who value extra room, private front-door entry and green space over the downtown scene. Having said that, downtown, accessed easily via Wall Street, is a mere 13-minute drive away.



To appeal to the urban set, architectural design is simple, sleek and modern. A signature angled steel roof defines the form, with a warm brick facade. Those on the top floor also enjoy dramatic rooftop inset decks.

While downtown towers flaunt the ultimate desirability of living in a penthouse, Avant has its own version of exclusivity, the three-level estate-style endhouse with private parkade access and stellar views.

But all residents have private decks or patios and access to a residential fitness facility in a prime spot near the water. The rooftop decks have sexy gas fireplaces, as well.

Overall heating and cooling is provided by geothermal technology, opted in by the developer, and described as a tangible green benefit to residents. Geothermal air conditioning reduces greenhouse gas emissions over traditional heating and cooling methods.

“Geothermal is not completely novel by any means, but it’s not commonplace,” says David Wan, director of sales and marketing at Aragon. “We are trying to do our part in terms of eco-measures that we can put into the development that genuinely benefit residents.”

Part of the deal is that residents will not be charged for the use of geothermal (with the exception of maintenance within their strata fees, not expected to be more than standard systems).

Once indoors, the mood is decidedly Yaletown, but more spaciouly so.

“We like to surprise people,” says Wan of the ultra-urban lofty vibe with a nod to industry.

A full-height reclaimed feature wall of recycled brick from vintage Vancouver buildings says “warehouse chic”. A sumptuous oyster-white ledge stone wall is also on offer, depending on the chosen colour scheme.

Kitty-corner in the living space, the large, linear gas fireplace playfully flickers, while underfoot — another surprise — super-wide engineered hardwood in white oak, with a unique wire brushed distressed effect, manages to be both edgy and elegant.

The granite kitchen has all the bells and whistles, including flat-panel cabinetry with soft-touch closures, a fleet of GE monogram stainless steel appliances and a ferocious Faber fan. Kohler faucets and fixtures are found in the cook and bathing spaces.



In the bath, the styling is about sanctuary, yet the designer has upped the ante with rich marble countertops rather than the usual granite. It's another example of attending to the finer details to set this development apart, says Wan.

"We do want to be a little bit different, but as developers, it's getting harder and harder to really distinguish yourself, because the quality is getting so good on so many developments," Wan admits.

In the case of this development's forward thinking began with the name and tag line: Avant "Lead the way", chosen mostly because of the surprise factor of the neighbourhood — to make a proposition that offers typical city-dwellers or suburbanites something a little unexpected in terms of lifestyle and location.

Admittedly, it's a bit of a gamble, notes Wan when interviewed a week before the property was released to market and sales begin. Although bottom line, Aragon is really about good value for money and bang for buck in terms of finishing and Avant fits that bill, he insists.

Turns out, he needn't have questioned the proposition one bit. One week after opening, 35 out of 48 units have sold. Response is brisk and enthusiastic, says Wan, with the undiscovered gem now officially out of the bag.

"We felt that in order for someone to come in to Avant, they had to have the spirit of a pioneer because there has not been much development in this area," says Wan. "It's new and it dares them to be a little bit different, if they're ready to pave the way."

So far, they are.

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NEW LAUNCH: AVANT Vancouver Apartment Flats and Townhouses for Sale - Waterview Vancouver Condos by Aragon Properties Launching at AVANT Living



Avant Vancouver - Grand Opening Preview!

Aragon Properties is proud to announce the grand opening of our brand new Vancouver waterfront real estate development... AVANT Townhouses. These 48 Vancouver AVANT townhomes and flats combine enigmatic architecture, with imaginative interiors, to bring a unique living experience to an undiscovered pocket in Vancouver waterfront real estate's ever-changing landscape. Located at Wall Street and Renfrew Street, AVANT Vancouver Townhomes and Condos will forever change perceptions of this eclectic Vancouver East neighbourhood, with unprecedented levels of finishing and fixtures that are sure to excite any new homeowner. Almost all the new Vancouver AVANT homes for sale in this new waterfront development boast expansive views of Burrard Inlet and the North Shore mountains, and many also have stunning roof-top decks that are perfect for entertaining. As a registered VIP, this is your opportunity to see these amazing waterfront Vancouver AVANT homes before the general public, and learn all about what it is that makes the AVANT Townhome project so great. Please join us for from Saturday, March 10th onwards for your exclusive preview of this fantastic waterfront Vancouver real estate development. The brand new Vancouver AVANT sales office and display suites are open from 12 pm to 6 pm, everyday except Fridays.



The Much Anticipated AVANT Vancouver Development is Set To Launch!

Thank you for registering with us for the latest Aragon real estate project, AVANT Vancouver homes for sale. We are pleased to invite you to our presale Vancouver AVANT Grand Opening at noon this Saturday, April 10th at the Avant Presentation Centre located at 2907 Wall Street, Vancouver, BC. Our newest luxury AVANT Vancouver townhouse and AVANT apartment real estate development by Aragon property builders is located at Renfrew and Wall Street in the heart of Vancouver real estate market. These 48 presale AVANT Vancouver waterview homes for sale range from 1,065 to 1,894 square feet, many of which have private roof decks and gardens, and offer amazing views of the North Shore mountains as well! Geothermal heating and cooling is also included at the pre-construction Vancouver AVANT townhouses and apartments, as are the latest GE Monogram Series stainless steel appliances, white oak wire-brushed hardwood floors, European kitchen and bathroom fixtures, and much much more! Because you have registered with Aragon for the new Vancouver AVANT waterview homes, we invite you to call our AVANT Presentation Centre at 604-298-2240 and set up an appointment to view the display suite. Please note that we will be doing previews by appointment only. Again, these boutique Vancouver AVANT condos and townhouses are spacious and will range between the layout sizes of 1,065 to 1,894 square feet. From roof decks and gardens to geothermal heating and cooling, these Aragon AVANT Vancouver condos and townhouses for sale will be a hot commodity once it hits public sales. With prices starting from \$ 480,900, the Vancouver AVANT condos are affordable and offer basement bargain pricing for waterview homes of this kind. Sincerely, Aragon Properties Ltd. Tony is the Aragon AVANT Vancouver Condo and Townhouse Sales Manager. Again, the Presentation Centre for the VIP Previews of the Vancouver AVANT condos and townhouses for sale by Aragon Properties is located at 2907 Wall Street, Vancouver, BC. Call 604-298-2240 for more details regarding the new Vancouver waterview homes for sale at AVANT by Aragon.





Initial Pricing for AVANT Vancouver – Advanced VIP Sales

As we mentioned, the affordable Vancouver waterview condos and townhouses at AVANT will start at \$480,900 for residences over 1,000 square feet in size. The Q floorplans start from \$535,900 while the R Layouts start from \$655,900. In addition, the advanced pricing for AVANT Vancouver condominiums X plans are from \$780,900. Storage lockers are NOT included with your purchase of a condo or townhouse and they are expected to be about \$4,000 each. In addition, one secure parking stall is included with every suite for sale at Vancouver AVANT real estate development. Additional parking stalls will range between \$15,000 to \$20,000. This is a presale Vancouver real estate development and the expected completion/occupancy is set for November 2011. **Vancouver Avant Grand Opening – Thank you!** Thank you for making the launch of Avant Vancouver waterview apartment flats and townhomes such a huge success! We sold more than 70% of our Avant Vancouver waterview townhomes and flats on our opening weekend to pioneers like you, trend-setters who lead the way for others to follow. If you haven't had the opportunity to come see all the great features that the homes in Avant Vancouver townhouses have to offer, don't miss this opportunity to be part of something new, something revolutionary. Remember, every new Avant Vancouver home for sale comes with the following: GE Monogram stainless steel kitchen appliances, Brick or oyster white slate ledgerstone feature walls, Soft close walnut or oak



cabinetry. Also available as standard features at every pre-sale Vancouver Avant townhome and apartment flat includes Granite countertops in the kitchen and main bathrooms, Marble countertops in the ensuite and powder bathrooms, Kohler fixtures through out the homes and much much more! Our friendly staff will be happy to help you learn more about what makes Avant the ideal new Vancouver home for people who are ready to lead the way. For more information, please call 604-298-2240, or visit www.avantliving.ca. The Vancouver Avant Presentation Centre is located at 3490 E. Hastings Street, Vancouver BC and is open everyday from 12pm until 5pm, except Fridays.

Fantastic Vancouver AVANT Condo Features Await Homebuyers

Grand opening of Vancouver AVANT Homes for sale is happening on April 10th! The presentation centre opens at 12 noon. Brought to you by Aragon Properties, AVANT Vancouver features a boutique selection of only forty eight waterview townhouses and condo apartments that are both affordable and high-end. This up and coming neighbourhood will feature waterfront boardwalks, green spaces and plenty of living spaces as most of the pre-construction AVANT floor plans for the condo apartment flats are over one thousand square feet in size. The larger multi-level AVANT townhouses are even larger. There are 21 Vancouver AVANT floor plans to choose from and they range from one thousand and sixty five square feet all the way to one thousand eight hundred and ninety four square feet, an ideal size for any couple or growing family. Targeting professional couples, retirees and families, the Vancouver AVANT Aragon real estate development features some stunning designs and layouts that allow you to grow. Here are some of the impressive selling features for Vancouver homebuyers here at AVANT waterfront living. With stunning Burrard Inlet views from many homes to the North Shore mountains, the master planned apartment and townhome community also features a central courtyard with extensive landscaping. All homes come with the 2-5-10 new home warranty as specified by Aragon Propertties. The interior features of the new Vancouver AVANT condos and townhouses include twelve by twenty four inch bathroom tiles, built in microwave oven in stainless steel finishes, and flat panel vertical grain cabinetry offered in clear walnut or smoke stained oak with aluminum linear pulls. Also offered as standard features at the pre-construction Vancouver AVANT townhouses and apartment condos are wire brushed wide plank engineered oak floors throughout the main living area, thirty inch four burner gas cook top in stainless steel finish, 36 inch built in bottom freezer fridge that is Energy Star rated, Kohler "Purist



Line” fixtures throughout all bathrooms and a residents gym for workouts. In addition, the new AVANT Vancouver condos for sale will feature reclaimed brick or Oyster White ledgerstone full height feature walls, thirty inch self cleaning electric single oven in stainless steel, full integrated stainless steel dishwasher with hidden electronic controls to maintain the overall clean appearance of the exterior and beautiful marble slab counter tops in powder rooms and master ensuite baths. Outdoor gas fireplaces on magnificent roof decks and some balconies are signature pieces here at the pre-construction Vancouver AVANT condos and townhouses as are the linear burner gas fireplaces with surrounding Quartzstone Series porcelain tile. There are Faber slim slide out hood fan (stainless steel), granite slab countertops in honed or polished finish in the kitchens and the most incredible geothermal heating and cooling system ever built into new Vancouver homes for sale. Other features include fully tiled shower and tub splashes in addition to pot lighting throughout the residences. LED accent soffit lighting and under cabinet task lighting are also included in your Vancouver AVANT home purchase. The exteriors of the AVANT Aragon building will include ultra modern steel roofs, brick siding and a central courtyard. The Avant Vancouver presentation centre location is at 3490 East Hastings Street, Vancouver but the actual site location is along the waterfront at Wall Street and Renfrew Street. Call 604.298.2240 or 604.298.2290 for further details about the VIP Grand Opening and public sales event for the pre-construction Vancouver homes at AVANT condos and townhouses for sale by Aragon Properties.



AVANT Vancouver Homes by Aragon

Coming soon to the Vancouver waterfront real estate market place is Aragon Properties' AVANT Vancouver townhomes for sale. These spectacular new residences include only a boutique selection of 48 waterfront townhomes and flats. AVANT Vancouver waterfront homes - it's more than just a word and definitely more than a feeling. It's the embodiment of everything



that makes you unique, that makes you an example for others to emulate. Learn more about the newest iteration of AVANT Vancouver waterfront homes for sale, Aragon Properties' stunning multi-family real estate development in the heart of Vancouver, and continue to lead, not to follow. Unique waterfront homes that are situated in an ideal situation for all lifestyles, these 900 to 1800 square foot residences also feature roof top decks and garden patios. To be located at Renfrew and Wall Street, the Vancouver AVANT waterfront townhomes and flats are coming soon to the market, so make sure you priority register to get the latest on VIP Previews and sales launches. AVANT by Aragon will lead the way in terms of construction, building and interior design, so don't miss out!

An Update on AVANT Homes in Vancouver

Just minutes from downtown and overlooking the waterfront, the Vancouver AVANT homes have been a huge success to date. Spectacular residences within a safe neighbourhood, the AVANT Vancouver homes for sale are an exclusive offering by Aragon Properties along Hastings Street, Wall Street and the new Brighton Park. Bringing stylish condominium living and contemporary apartments to an otherwise older single family home community, the AVANT Vancouver condos will certainly bring more couples, singles and younger families to the neighbourhood. With a total of six low-rise buildings, the combination of townhouse and condo floor plans makes it very attractive for new homebuyers. In addition, the AVANT homes in Vancouver real estate market feature geothermal heating and cooling and the interiors feature wide plank hardwood flooring (oak) in addition to floor to ceiling picture windows that feature great views of the water and North Shore. There are gas fireplaces and chef kitchens that have stainless steel appliances, built in wine cabinetry, flat panel cabinetry and Kohler faucets, naming just some of the incredible high-end features here at the new Vancouver AVANT homes now selling. The bathrooms in these waterfront Vancouver condos and townhouses feature such things as granite, frameless glass showers and Kohler toilets (dual flush). Just thirteen minutes from downtown Vancouver, the centrally located AVANT condos and townhouses are priced from the mid \$500's.

Vancouver Avant - Coming Soon from Aragon Properties

Aragon Properties Ltd. is proud to present its newest luxury Vancouver real estate development, AVANT. Located in an undiscovered pocket of Vancouver with unobstructed views of Burrard Inlet and the North Shore mountains, AVANT Vancouver homes, townhomes and waterfront flats is the new benchmark of innovative design and superlative quality. Each one of the 48 townhomes and flats at AVANT Vancouver by Aragon Properties is a testament to the value of looking at things a little differently, daring to be unique, and challenging conventional thinking. With striking



architecture, intricate floor plans, and unparalleled levels of fixtures and fittings, as well as geothermal heating, and GE Monogram Series appliances, AVANT Vancouver waterfront townhomes and flats provides you with every opportunity to lead by example. The pre-sales program for Vancouver AVANT Homes is coming very soon. If you would like to know more and be the first on the list to be shown the amazing display suite at the new AVANT presentation centre, please register with us at www.avantliving.ca. We look forward to welcoming you to AVANT Vancouver townhomes and flats.

