

WEST *Pender* PLACE

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WEST *Pender* PLACE

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ARCHITECT | INTERIOR DESIGNER | DEVELOPER



the architect | JIM HANCOCK, IBI/HB ARCHITECTS

We see architecture as the epitome of public art. It's art people live in, art in the fabric of a neighbourhood, art in a landscape.



If architecture is art, the site of West Pender Place is an unusual canvas. The site challenged us — it is large and unconventionally-shaped — and we challenged it, because we wanted to make a significant contribution to the architecture of Coal Harbour. We wanted to create a totem. These tensions, creative and physical, have resulted in a highly original building, structurally and stylistically at the cutting edge of the possible. Its geometry is simple and sculptural, yet like a prism. It is international — by that we mean it has the clean and pure forms of contemporary modernism — but the cantilevered, sloping sides create drama and intrigue. The crisp pleat in the tower glass creates an ever-shifting silhouette. It's an entirely new look for Coal Harbour.



The shape means that nearly every interior space is slightly different, and there is maximum exposure to views. And of course, we followed LEED guidelines to maximize efficiency.

A building that blends transparency with energy. That is modern.

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ARCHITECT | INTERIOR DESIGNER | DEVELOPER



the interior designer | ALDA PEREIRA, ALDA PEREIRA DESIGN INC.

We love the cool simplicity of the architecture at West Pender Place, and we wanted to carry that into the interiors. The space is generous, which is a luxury, and we paid close attention to sightlines to take advantage of the spectacular views. We obsessed over the best ways to define public and private spaces to make the space perfectly functional.



No matter how contemporary an interior, our experience across North America has shown us that warmth is what makes people feel at home. We chose finishing materials that appeal to the senses in order to complement and balance the sleekness of the building, and achieve a synchronicity between indoor and outdoor elements.



We made an inspired application of a classic modernist vernacular of marble, wood, glass and metal: wide, wood-plank floors run uninterrupted throughout the suites, which adds to the sense of space and drama; we used marble slab with subtle veining in the big, spa-like bathrooms and art-glass panels in the powder rooms. Curved hardware is soft, sculptural contrast to the sharp exterior lines. Indirect lighting softens everything. And the kitchen? Seamless, high-performance, rich. Perfect!

This is the best of contemporary cool. And the ultimate in modern warmth.

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the developer | JON STOVELL, RELIANCE PROPERTIES (COAL HARBOUR LTD)

From our perspective, West Pender Place is a natural extension of the work our company has always done – preserving and restoring important heritage buildings in and around the city.

Coal Harbour has long played an important part in Vancouver's history, from its beginnings as an industrial waterfront to its present role as the most desirable residential neighbourhood in the city. We have, from the start, considered the development of this site – one of the last in Coal Harbour – as an honour and a responsibility; we have always conceived of West Pender Place as a significant addition to Vancouver's architectural heritage. We set out to build a contemporary landmark that will become part of the modern history of Coal Harbour.

As beautiful as it is, West Pender Place is not a design object; it is highly functional. With three separate buildings, each with its own lobby and elevators, an owner will always have a sense of tranquility, privacy and security.

We spent a great deal of time on our floorplans to ensure that the experience of living is the equal of that in a luxury home in any important city in the world. But while there are a great many different floorplans, there is only one level of fixture and finish throughout the project – the very finest.

From experience, we know that history remembers the details.

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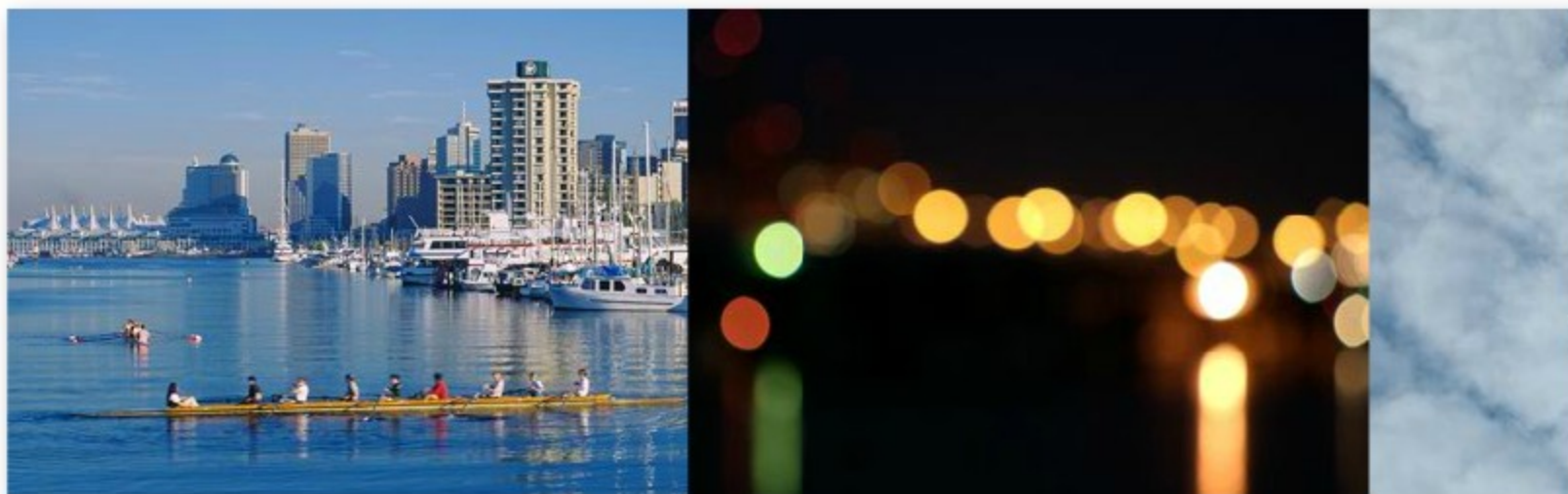
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- ▶ RESTAURANTS
- ▶ MARINAS, BOATING + ROWING CLUBS
- ▶ SHOPPING
- ▶ PARKS + ACTIVITIES
- ▶ HOTELS + CONVENTION CENTRES
- ▶ LIFESTYLE + ARTS



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WEST PENDER PLACE FEATURES | DISPLAY SUITE



KITCHENS BY DADA OF ITALY

Design and innovation have always been the distinguishing features of Dada, one of three companies of the Molteni & C. Group of Italy. Since its inception in the 1930's, Molteni has been an industry leader in the furnishings sector. Dada is sought out by 'starchitects,' such as Sir Norman Foster, Jean Nouvel and Luca Meda, to fashion individual works of art in the world of cutting-edge kitchen systems.

www.molteni.it

www.dadaweb.it



- High-gloss polyester lacquer upper cabinets with integrated Dada valence lights and switch outlets
- Rift-cut wood lower cabinets with aluminum edge detailing, in three color palettes
- Full-face outer drawer and double interior drawer system achieves a streamlined modern simplicity
- Blumotion, impact-resistant drawer closing technology
- Extra depth at kitchen island for counter height seating
- Quartzite slab backsplash and counter tops

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www.molteni.it
www.dadaweb.it

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THE VERY BEST OF TODAY'S KITCHEN TECHNOLOGY — GAGGENAU

Gaggenau — the world's preeminent brand of high-performance, restaurant grade cooking technology for the modern home. Founded in 1681 in Germany, the company consistently receives accolades for its sleek profiles and flawless, functional, efficient and simple design. Its innovative line of cooking products and culinary technology has been recognized by some of the oldest and most prestigious design competitions in the world.

www.gaggenau.com

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features + amenities

EACH DETAIL IS A TRIBUTE TO ABSOLUTE LUXURY

- Dramatic sense of arrival with oversize entry doors and grand foyer
- Brushed oak hardwood flooring throughout
- Open-plan living, dining and kitchen areas form a fluid living space
- Air-conditioned suites
- Alda Pereira Design's custom Italian Dada kitchens integrate seamlessly into the open-plan living and dining areas
- Entertainment-size balconies extend the indoor living space
- 8-foot sliding closet doors feature brushed metal and back painted glass panels
- Three distinguished colour palettes by Alda Pereira Design Inc

KITCHENS BY DADA OF ITALY

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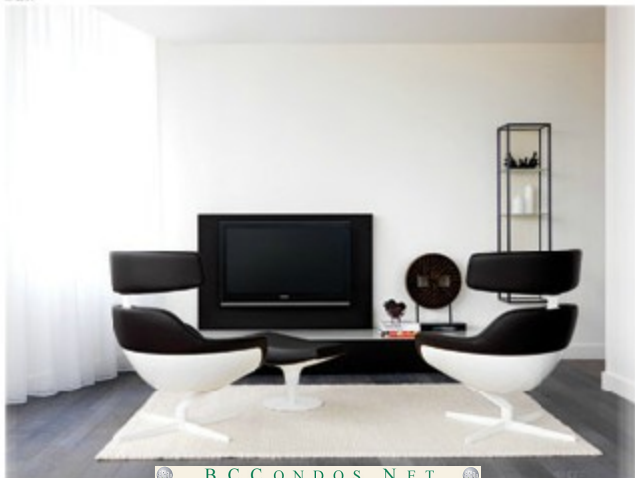
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BEDROOM



ENSUITE BATHROOM





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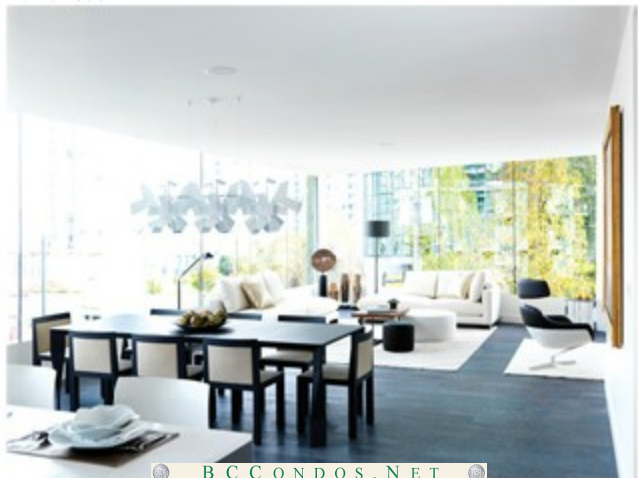
KITCHEN



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



LIVING ROOM



BCCONDOS.NET



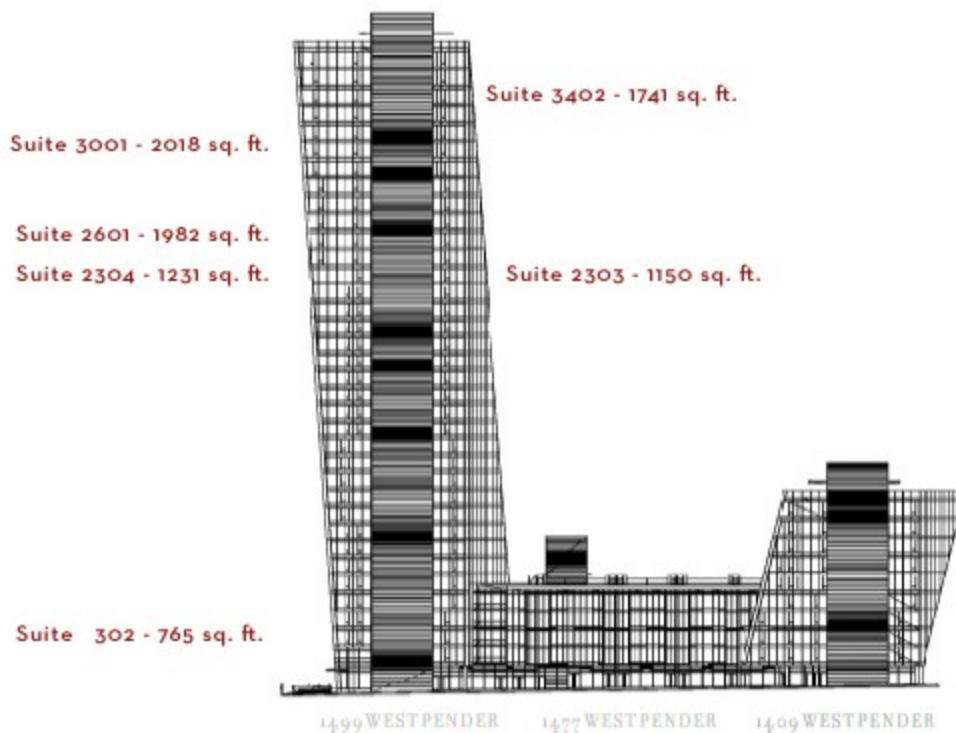
MASTER BATHROOM



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604.805.4324

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2 ENSUITE + DEN

1,970 sq.ft. – 2,041 sq.ft. | BALCONY 155 sq.ft.

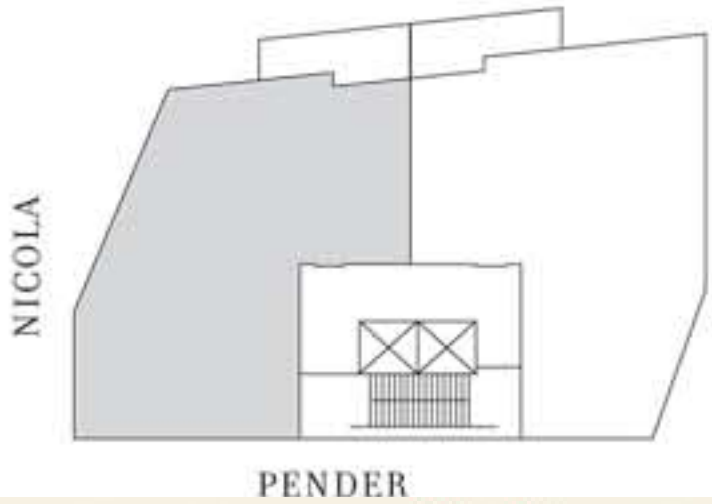
SUITE 2501

1499 WEST PENDER



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suite	2601	3001
sq. ft.	1,982	2,018

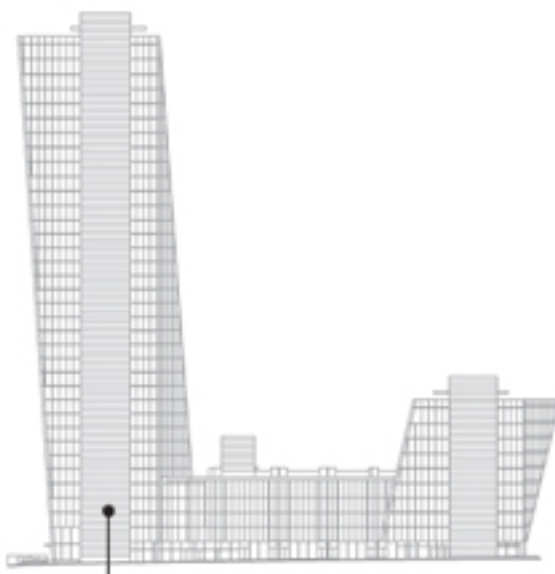


BC CONDOS.NET



The developer reserves the right to make changes to the floor plans, project designs, specifications and features. Final dimensions and floor plans may vary. Square footages have been calculated from strata plan drawings. E&O.E.

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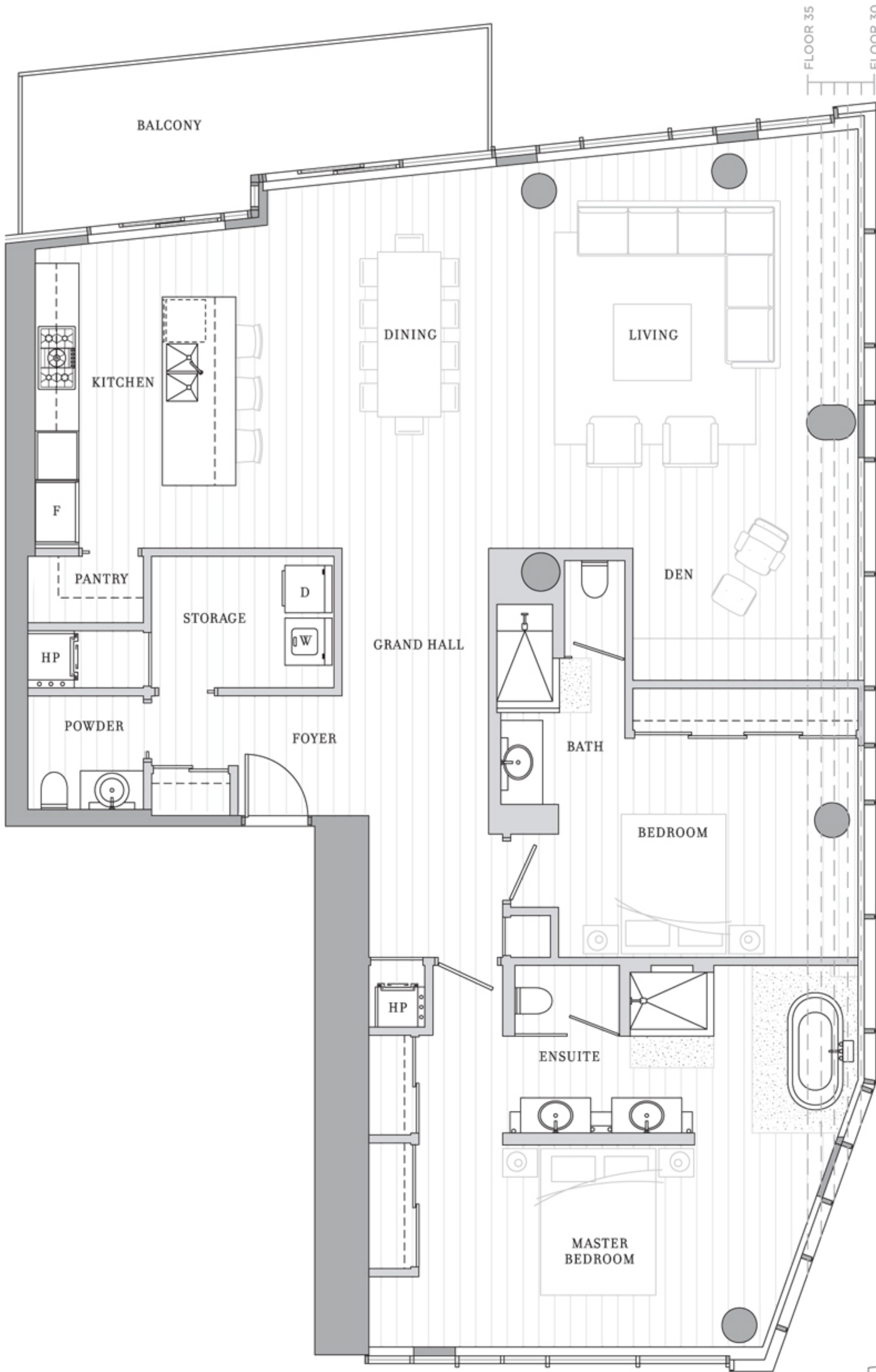


2 BEDROOM + DEN

1,741 sq.ft. | BALCONY 154 sq.ft.

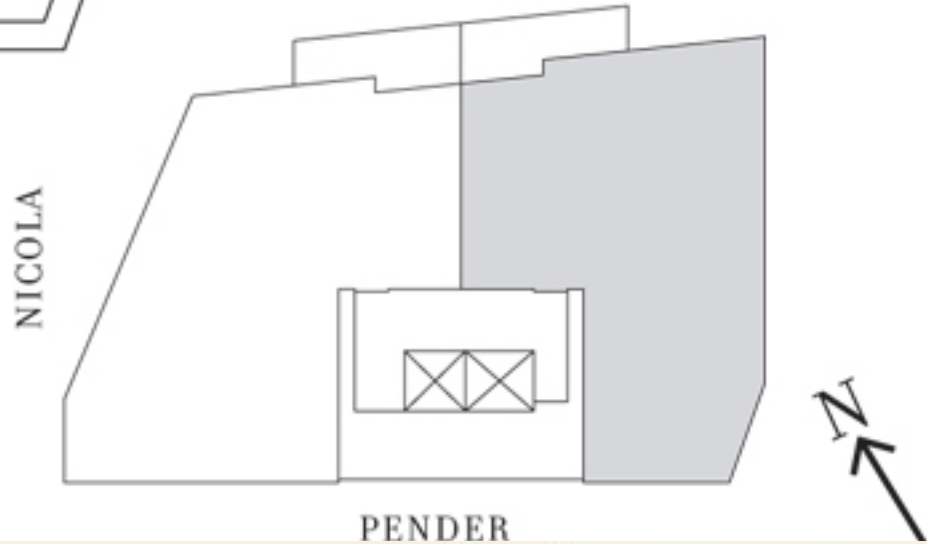
SUITE 3402

1499 WEST PENDER

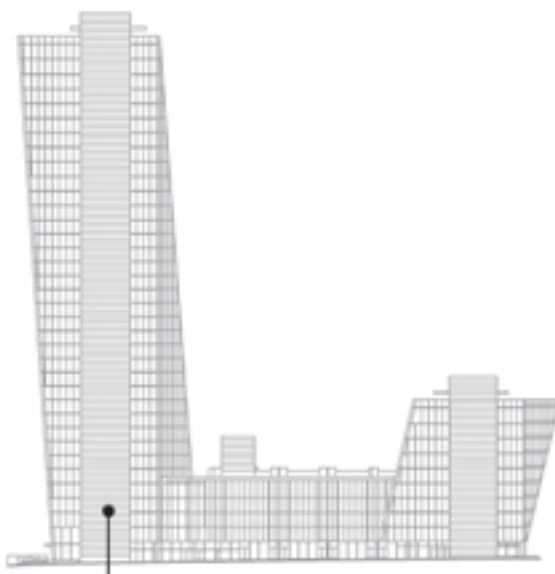


FLOOR 35
FLOOR 30

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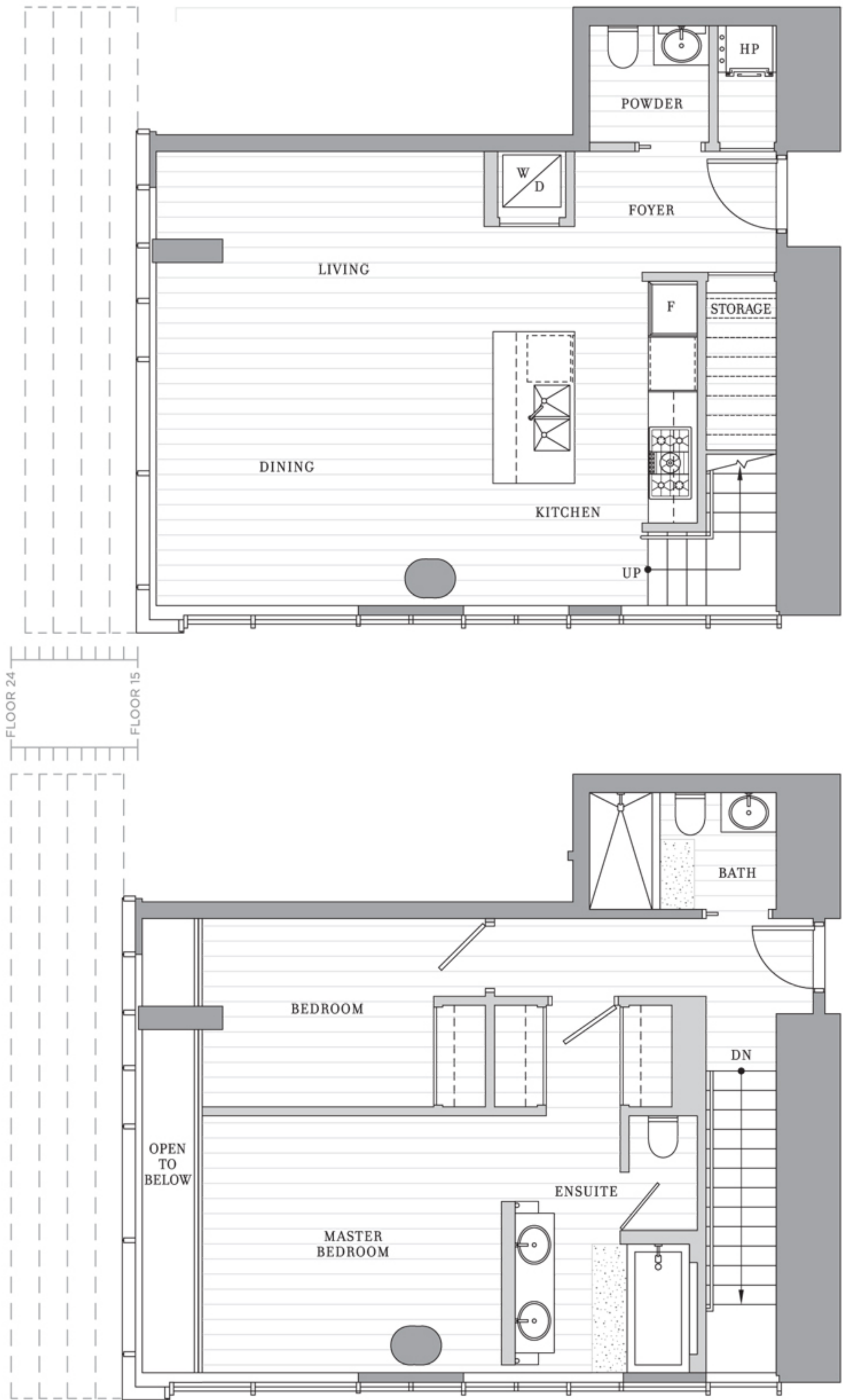


1 BEDROOM LOFT

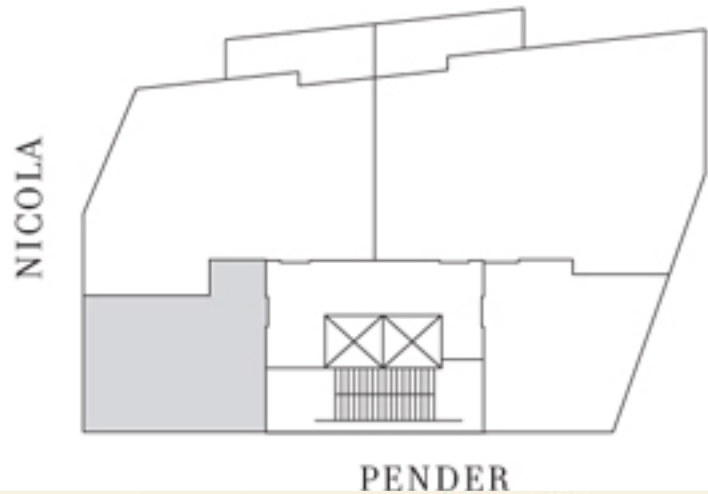
1,231 sq.ft.

SUITE 2304

1499 WEST PENDER



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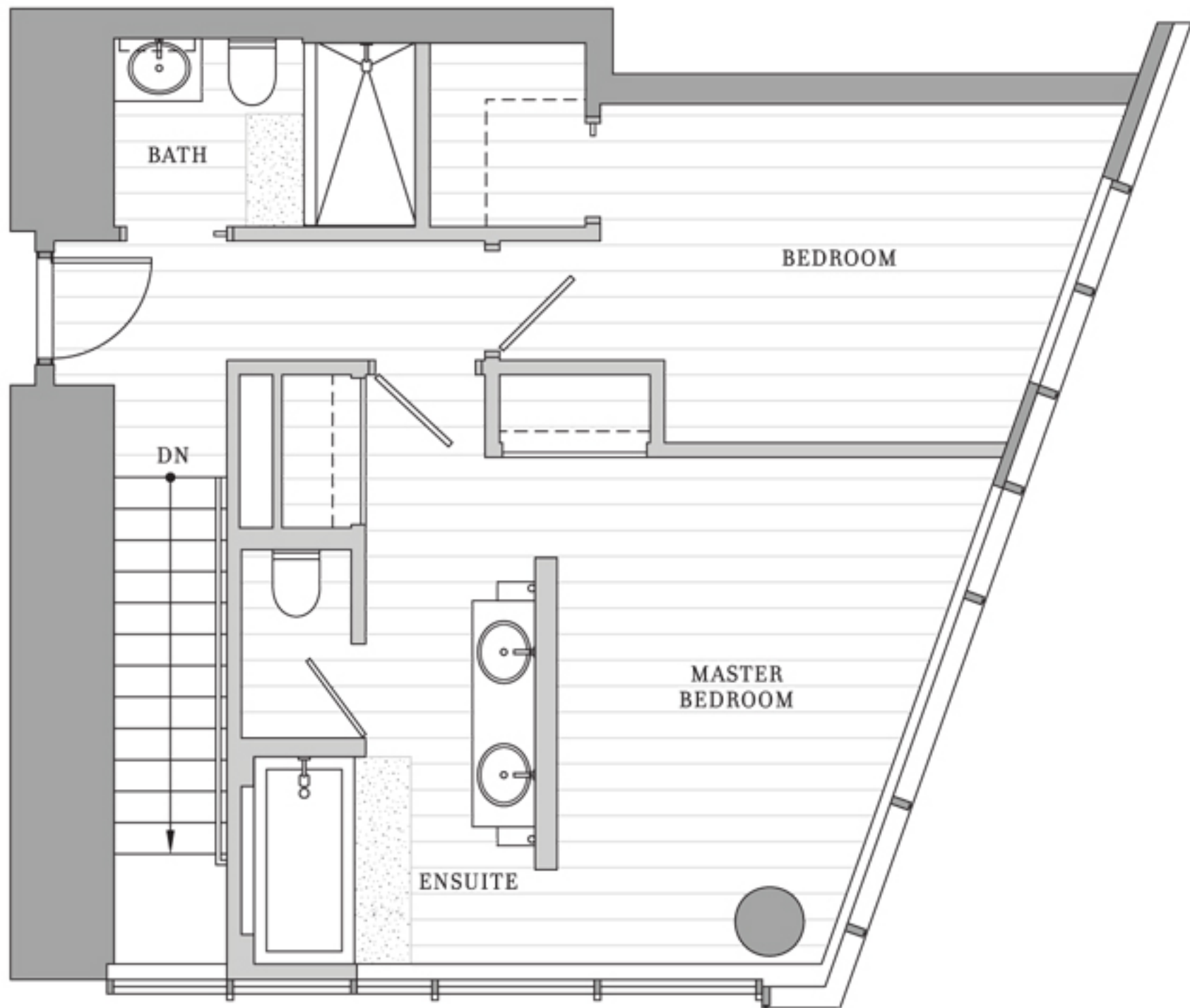
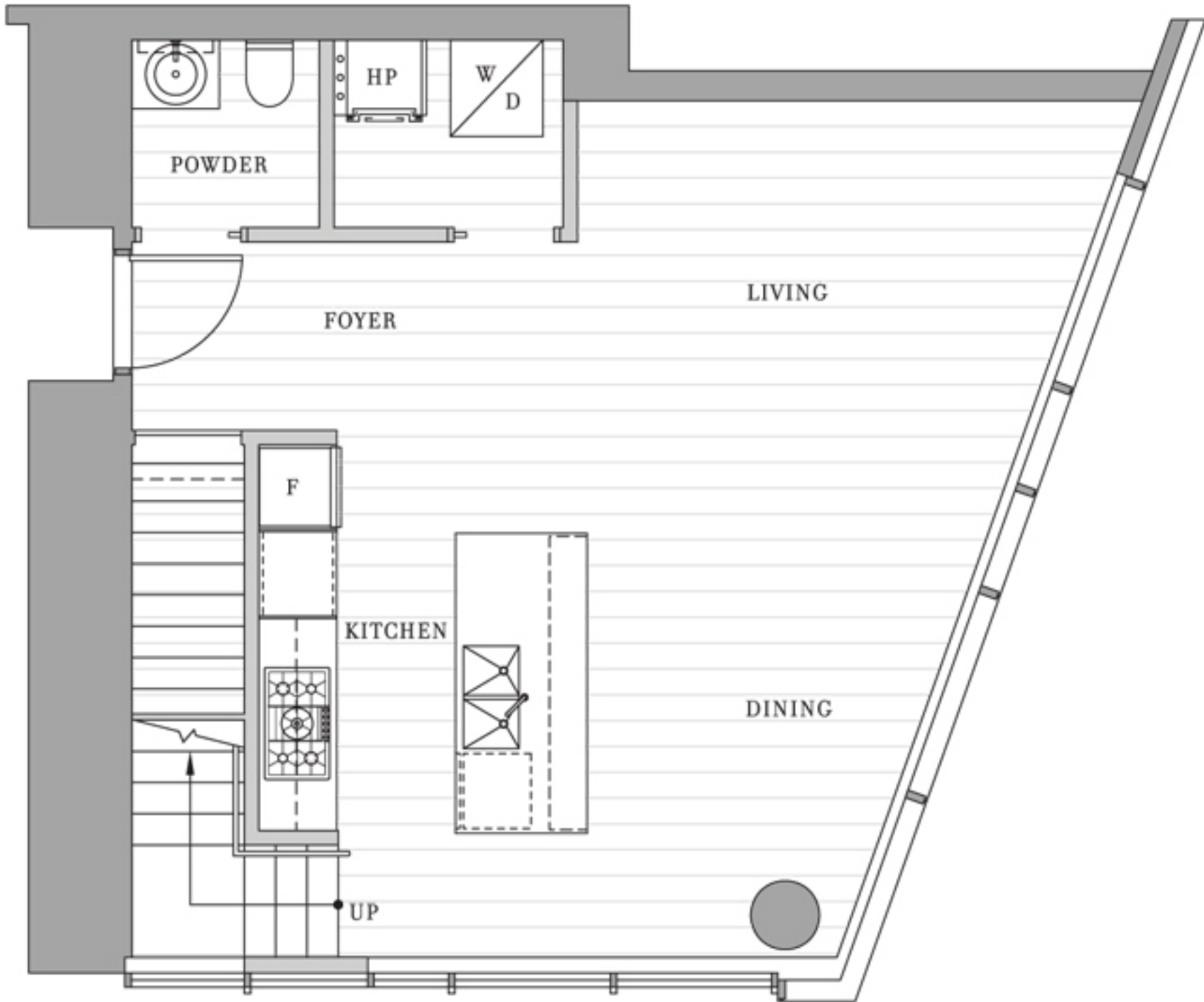


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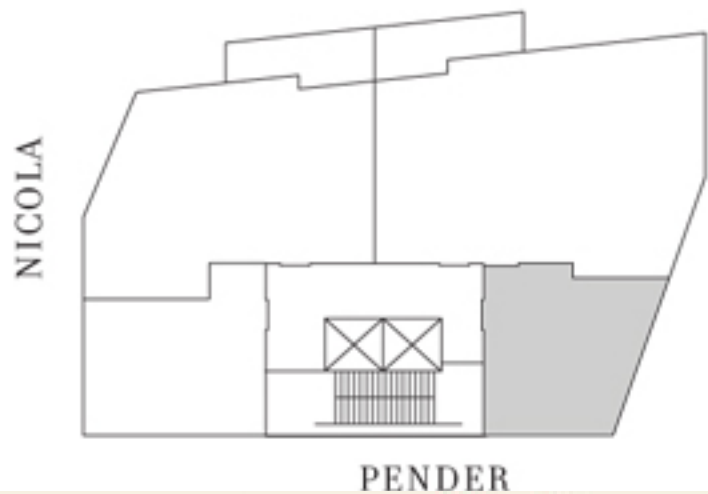
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2 BEDROOM LOFT	1,150 sq.ft.	SUITE 2303	1499 WEST PENDER
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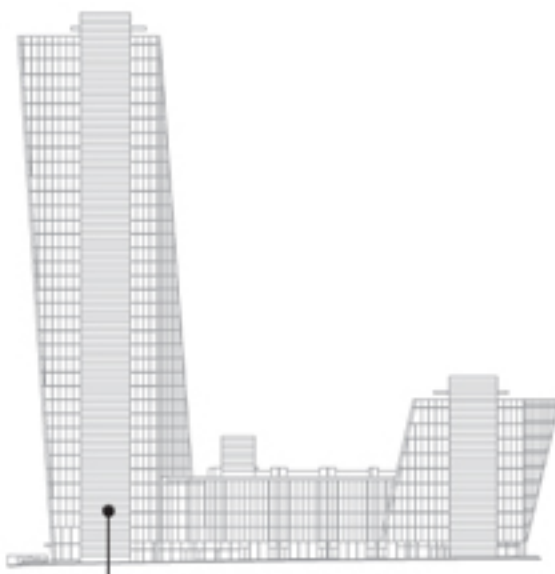


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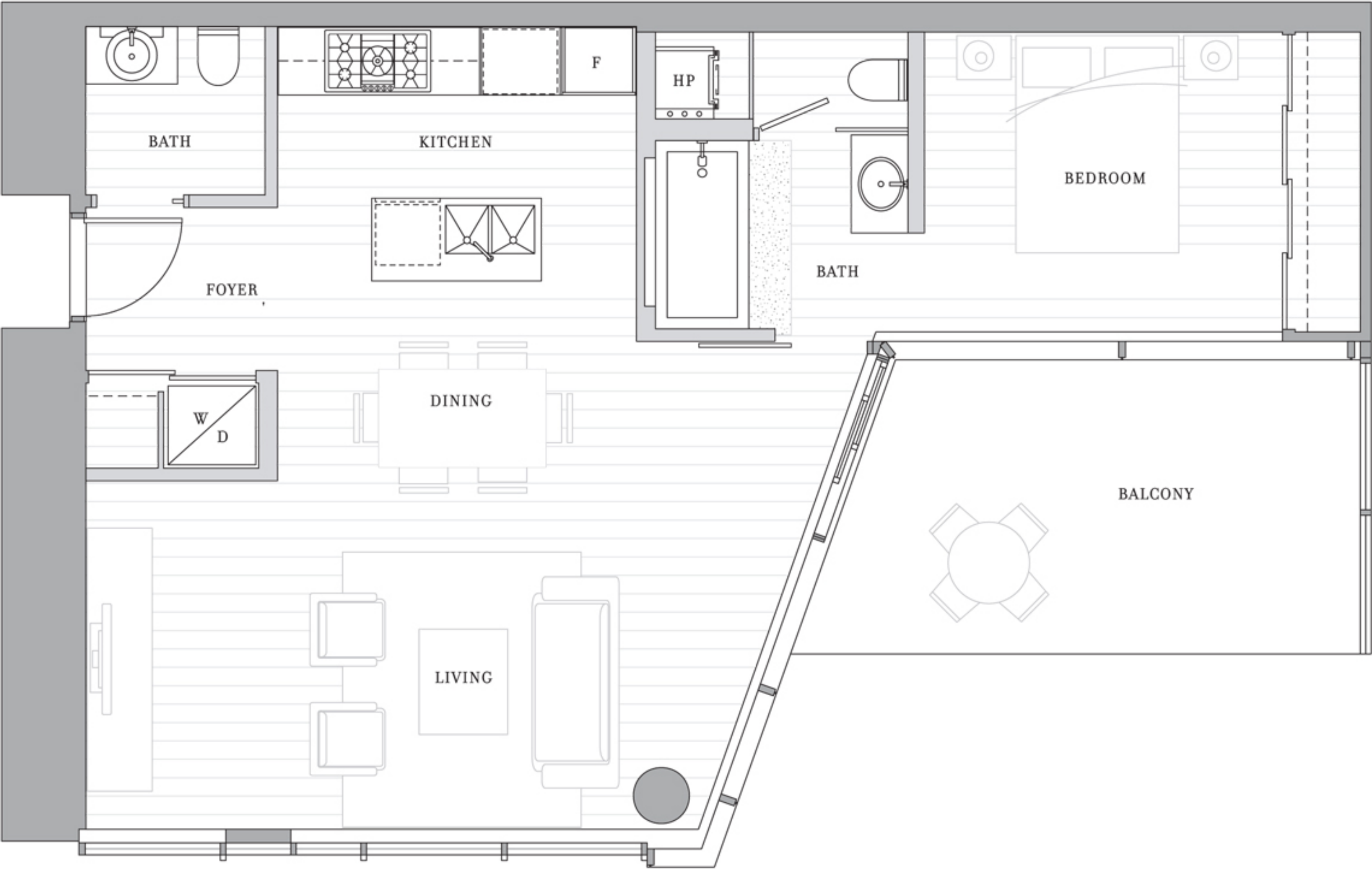


1 BEDROOM

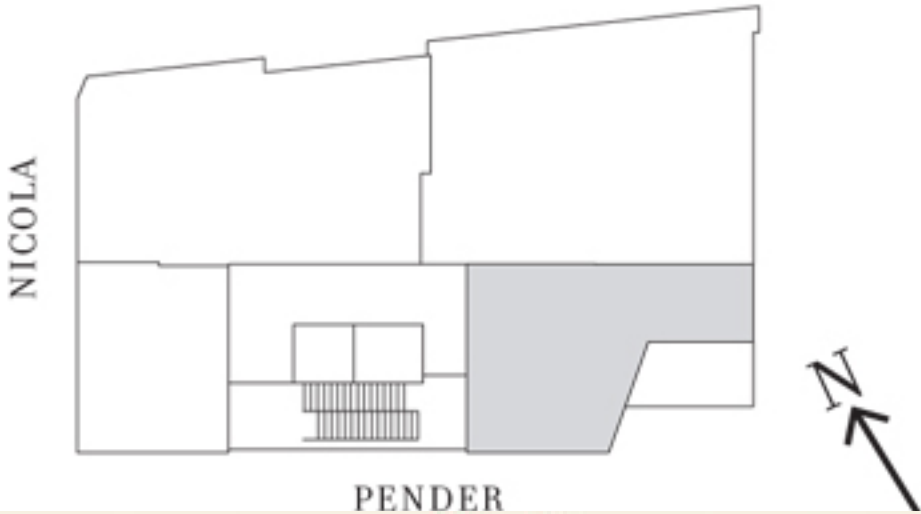
765 sq.ft. | BALCONY 147 sq.ft.

SUITE 302

1499 WEST PENDER



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BC CONDOS.NET



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magnum projects inc.

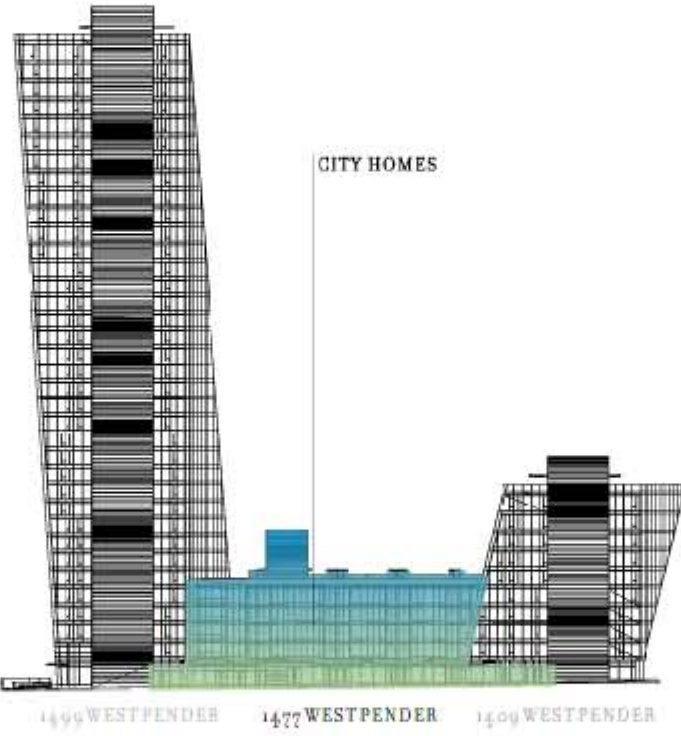
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1499 WESTPENDER 1477 WESTPENDER 1409 WESTPENDER

CITY HOMES

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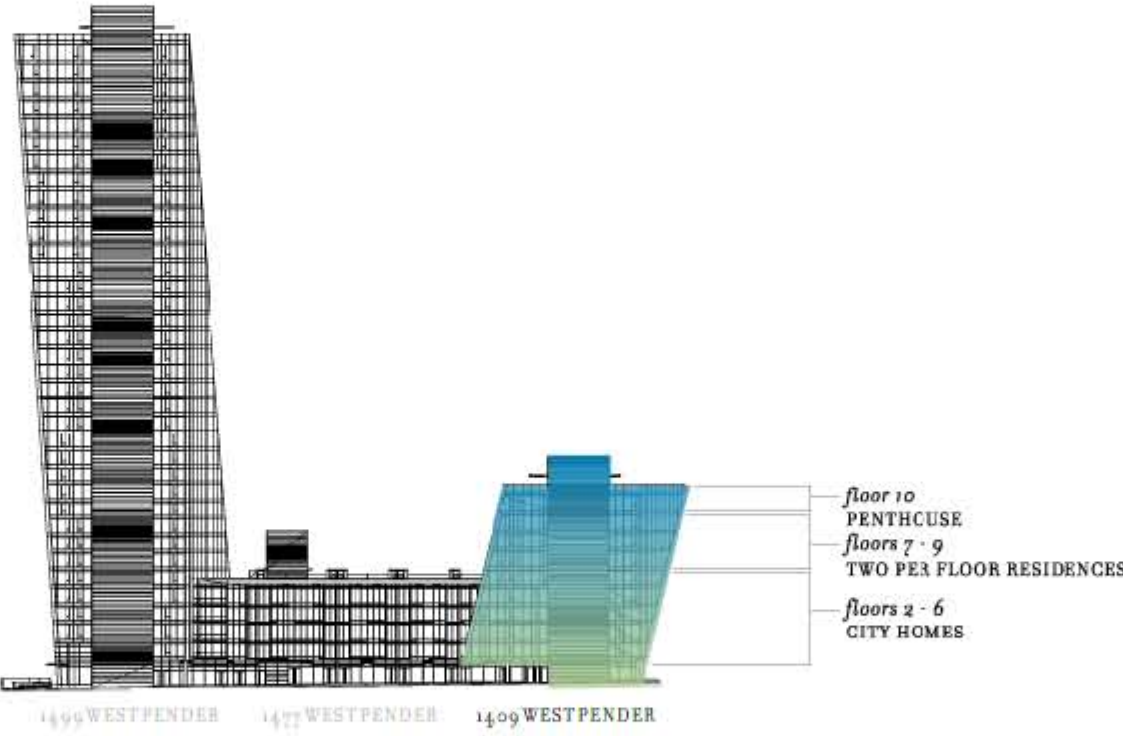
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Architectural rendering of the West Pender Place building. The building is a tall, modern structure with a grid-like facade. A section of the building is highlighted in blue and green, corresponding to the floor plan callouts on the right. The callouts indicate: floor 10 PENTHOUSE, floors 7 - 9 TWO PEX FLOOR RESIDENCES, and floors 2 - 6 CITY HOMES. Below the rendering, the addresses 1499 WESTPENDER, 1477 WESTPENDER, and 1409 WESTPENDER are listed.

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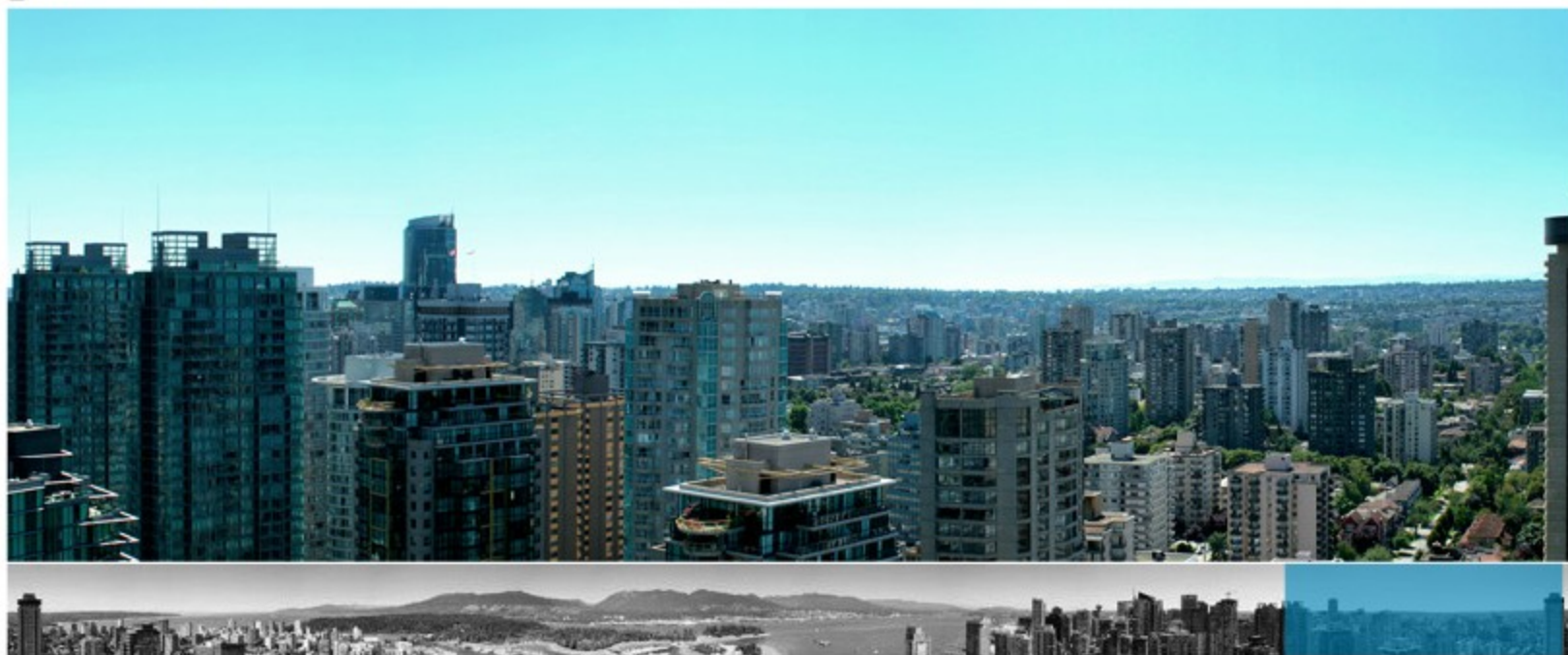
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[DEVELOPER](#) | [ARCHITECT](#) | [INTERIOR DESIGNER](#) | [PROJECT TEAM](#)



the developer | RELIANCE PROPERTIES (COAL HARBOUR) LTD.

Reliance Properties (Coal Harbour) Ltd.

Reliance Properties is part of the Reliance Holdings group of companies, an award-winning firm active in the acquisition, redevelopment, leasing and management of commercial and residential real estate in Vancouver for over half a century.

An active participant in the life of the city, Reliance has restored and renovated a wide range of important historical buildings, bringing a unique combination of innovation and respect to the heritage landscape of Gastown, and other areas of the City.

Reliance also enthusiastically supports the Vancouver Aquarium and the University of British Columbia.

www.reliance-holdings.com

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DEVELOPER | ARCHITECT | INTERIOR DESIGNER | PROJECT TEAM



the architect | IBI/HB ARCHITECTS / LEED CONSULTANT

IBI/HB Architects has an international reputation for innovative design in residential high-rise development, commercial, office, institutional and industrial projects, as well as urban design and master planning.

Through their years of experience — including some 25 Vancouver highrise projects alone — the firm has adopted a listening attitude that leads to intelligent design and carefully constructed buildings of lasting quality and value.

IBI/HB is a division of the IBI Group, a leading international provider of professional services focused on all aspects of the physical development of cities.

www.ibigroup.co

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DEVELOPER | ARCHITECT | INTERIOR DESIGNER | PROJECT TEAM



the interior designer | ALDA PEREIRA DESIGN INC.

Alda Pereira Design interiors feature clean lines and finishes, and lighting that reflect that west coast paradox of cool warmth. Described by Metropolitan Home Magazine as one of North America's bright new design talents, Pereira says, "The key is simplicity, liveable and functional designs. On the West Coast we live in an environment with incredible raw materials and gorgeous natural surroundings. With innovative applications of simple materials, we can take that rich outside environment inside."

From elegant urban residences and casual weekend retreats, to innovative retail and corporate interiors, Vancouver-based Alda Pereira Design has created inspired interiors and attained recognition with numerous awards throughout North America since 1990.

www.aldapereiradesign.com

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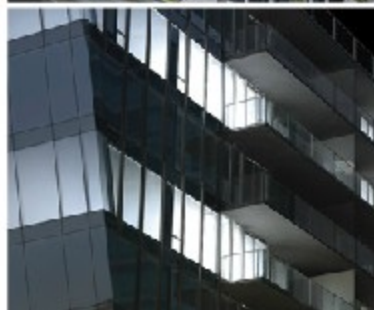
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LANDSCAPE DESIGN

Durante Kreuk Ltd.

Experienced in landscape architecture, urban open space design, site planning and reconnaissance, Durante Kreuk provides services from design through working drawings and contract management.

MECHANICAL AND GEOTHERMAL CONSULTANTS

Yoneda & Associates

Guided by an energetic and experienced team of engineers, Y&A enjoys a reputation of respect based on sound practices and solid service. The firm is a member of the U.S. Green Building Council and has LEED-certified engineers on staff.

ELECTRICAL CONSULTANTS

Nemetz (S/A) & Associates

For 40 years, Nemetz has custom-tailored electrical power systems and lighting design for structures varying from residential high-rises to hotels and food stores, government institutions to recreational installations.

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the project team

CONSTRUCTION MANAGEMENT

Intertech Construction Group

ITC Construction Group specializes in the construction of concrete residential high rises in urban cores with projects throughout British Columbia, Alberta and USA's Pacific Northwest.

ITC's people centered focus - along with systems that minimize risk and accurately assess outcomes has earned us many honours, including repeated recognition as one of Canada's 50 Best-Managed Companies.

PROJECT MARKETING

Platinum Project Marketing

Platinum Project Marketing Group is a perennial leader in the competitive real estate marketing industry. From the Downtown Core to prestigious Coal Harbour to the Okanagan Valley, Platinum consistently delivers what people want.

LANDSCAPE DESIGN

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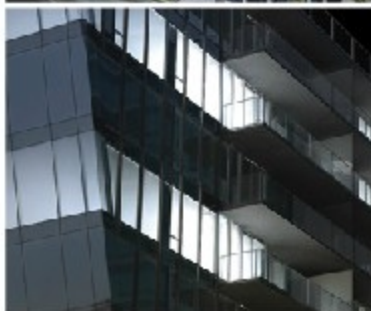
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STRUCTURAL ENGINEER

John Bryson & Partners

Expert at interfacing with teams of architects and engineers, the firm has a keen awareness of the needs of each player involved in complex structural design, and brings a wide experience and unflagging professionalism to every job.



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MARKET AT SHANGRI-LA

Internationally acclaimed Chef, Jean-George Vongerichten opens his newest restaurant in Vancouver's tallest tower.

You don't need to live in Vancouver's tallest building to appreciate its greatest asset. At the heart of the Shangri-La Hotel and residential tower, sits Market by Jean-Georges, the latest venture for the Michelin starred chef, cookbook author and international restaurant entrepreneur.

Billed as a "destination" restaurant, Market offers four distinct dining experiences ranging from intimate to casual. This welcome addition to the neighbourhood offers seasonal, regional ingredients with particular emphasis on fresh, local seafood.

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WEST PENDER PLACE ON THE RISE

As the parking structure nears completion, the West Tower is now above street level.

As work on the east side of the parking structure nears completion, the West Tower of West Pender Place is now two-storeys above street-level. "Below ground work is always the most time-consuming" stated Jon Stovell of Reliance Properties "and having that portion completed on schedule is a great feeling for the entire team."

Although the West Tower is presently farther along than the rest of the project, completing the dramatic 39-storey structure will take longer than either the podium or the East Tower.

While it will be some time before West Pender Place can make its claim as part of the skyline, the dramatic angles of IBI/HB Architects design are already beginning to take shape.

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GOURMET OR EVERYDAY

Upscale grocer Urban Fare opens their doors in Coal Harbour.

Vancouver's "ambassadors for the love of food" have brought their passion for food to Coal Harbour. For everyday needs, or special occasion delicacies, Urban Fare has you covered.

Fresh produce from around the world, exotic meats and cheeses, a full service bakery and their signature Carvery Restaurant and Deli make this a perfect addition to Coal Harbour, a place with nothing further than a walk away.

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STROLL THE SUN SOAKED SEAWALL

As a beautiful spring turns to summer, the Coal Harbour Seawall draws a crowd.

While Vancouver's famous Seawall is a year-round favorite for walkers, runners and cyclists, it's the summer sunshine that really draws a crowd.

What began as a breakwater surrounding Stanley Park is now a 22km seaside path that stretches from the Park, through Coal Harbour and all the way to Kitsilano Beach.

From Coal Harbour, it's a short seaside stroll to Stanley Park, into the city, or to any of the restaurants, coffee shops, boutiques and parks that make the Coal Harbour seawall such an important part of the neighbourhood.



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THE CENTRE OF THE WORLD

Vancouver's stunning new Convention Centre shows the world the beauty of Coal Harbour.

Billed as "one of the most beautiful settings in the world" the Vancouver Convention Centre brings a striking architectural presence to complement its waterfront location and breathtaking views.

With almost a half-million square feet of exhibition, ballroom and meeting spaces the Convention Centre attracts events from around the world.

The grass-roof of the newly complete West Building rises from the Coal Harbour seawall, with the floor to ceiling glass stretching out over the water's edge. The many plazas and walkways surrounding the Convention Centre have become a favourite spot to catch the last of a sunny day and witness a perfect sunset behind the North Shore Mountains.

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NEW COAL HARBOUR LIVING

The sales centre is now closed

For assistance please contact Magnum Projects ltd

603.569.3900

Info@magnumprojects.ca

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