



ON BURKE MOUNTAIN

CEDAR CREEK

Nested high on the hill, yet just minutes to growing Coquitlam Centre, West Coast Express Commuter Line and Coquitlam Town Centre Sports Stadium.

Relax from the hustle and bustle and enjoy the affordability of lifestyle for today and security for tomorrow...

intergulf
DEVELOPMENT GROUP



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ON BURKE MOUNTAIN

CEDAR
CREEK

MARGUERITE ST

HARPER RD

SOUTHVIEW ST

HORIZON DR

HIGHLAND DR

QUEENSTON AVE

GALLOWAY AVE

COAST MERIDIAN RD

GLENBROOK ST

DAVID AVE

Future
Elementry
School5 mins to
Douglas College &
Pinetree Secondary School

FUTURE AREA AMENITIES



Playing Fields



Park



School



Shopping

Community
Centre

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Luxury Features & Specifications

In a continuous effort to improve the product, the developer reserves the right to make modifications and changes to the information contained herein. Renderings, photos, dimensions, sizes, specifications, layout and materials are approximate only and subject to change without prior notice. E.&O.E.

INTERIORS

- Choice of designer selected colour palettes: Alder and Walnut
- Engineered laminate flooring for main level
- Cozy electric fireplace with mantle
- Thermostat-controlled electric baseboard heating
- Quality door trim casings and baseboards
- Decora-style rocker light switches
- Rough-in central vacuum system
- Spacious balconies and patios

KITCHEN

- Custom-built shaker-style wood cabinetry with brushed nickel hardware
- Natural granite counter and island top
- Elegant glass mosaic tile backsplash
- **BOSCH** stainless-steel appliances:
 - **BOSCH** side-by-side refrigerator with water and ice dispenser
 - **BOSCH** large capacity ecosense dishwasher
 - **BOSCH** free standing glass top electric range
 - **BOSCH** over-the range microwave / hood fan
- Undercounter double-bowl stainless-steel sink
- Designer faucet with pull-out spray feature
- Convenient in-sink waste disposal system

BATHS AND ENSUITE

- Custom-built shaker-style wood cabinetry with brushed nickel hardware
- Natural granite countertop with granite backsplash
- Vanity width mirror with matching wood frame
- Modern faucets and fixtures
- Custom-built cubic vessel sink
- Soaker bathtub and shower for maximum relaxation
- Sleek bath / shower surround ceramic tile
- Slim profile high efficiency toilet
- Quality porcelain tile floor

AMENITIES

- Lush landscaping and gardens with playgrounds

SAFETY & SECURITY

- Comprehensive 2-5-10 New Home Buyer provided by Travelers Guarantee
 - 2 year workmanship and materials warranty
 - 5 year water penetration warranty
 - 10 year structural warranty
- Hard-wired alarm security system
- Hard-wired smoke detectors
- Secured and private car garages with remote control



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



Alderwood

4 Bedroom / 3.5 Bath

2,093 sq. ft.

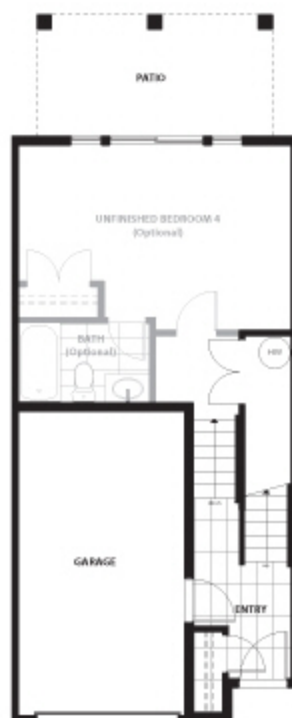
including garage and unfinished area

ON BURKE MOUNTAIN

CEDAR CREEK



GROUND LEVEL



MAIN LEVEL



UPPER LEVEL



▶ Alderwood

▶ Alderwood (Option 2)

▶ Beechwood

▶ Beechwood (Option 2)

▶ Cottonwood (a)

▶ Cottonwood (b)

▶ Dogwood

▶ Download Floor Plans

▶ Download Features List



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CEDAR CREEK



In recognizing the social impact that we – a responsible residential and commercial builder can make, we consciously endeavour to create distinctive communities that respect and enhance the environment.

Within our communities we provide homes that are designed to be enjoyed – homes built with attention to detail, with superior quality materials and craftsmanship – in keeping with our traditional of excellence.

For our customers we provide excellent service and lasting value in every home – essential elements in earning our customers' loyalty and trust. We truly value our customers as they look to Intergulf as their builder of choice.

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ON BURKE MOUNTAIN

CEDAR CREEK

[▶ Register Now](#)*or call (604) 880-1880***Sales Centre**

1460 Southview Street Coquitlam

Sales Manager

Brian Lamb

Royal LePage Coronation West

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brian@brianlamb.com**intergulf**
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Phase 2 Cedar Creek Burke Mountain Townhouses

Featuring 3 & 4 Bedroom Coquitlam Townhomes for Sale

- Spacious Floor Plans and Premium Finishes by Intergulf



Cedar Creek Coquitlam Homes Now Selling Phase 2!

The second phase of this master planned best selling Coquitlam Burke Mountain real estate development is now here! Cedar Creek townhomes gives homebuyers the best value and best location. As promised, Phase 2 Cedar Creek on Burke Mountain Coquitlam homes begins sales March 5th and 6th, so make sure you register your interest and/or visit their sales centre for more information regarding available townhouses, features, floor plans and other pertinent details. The new Coquitlam Cedar Creek townhomes will officially release a new set of spacious homes with floor plans ranging from 1438 square feet. There is a great selection of both 3 and 4 bedroom layouts with large fenced yards and great outdoor entertainment patio areas. Phase 2 Cedar Creek Coquitlam homes will also feature double and tandem garages (some have single attached) and the community itself at Burke Mountain will offer unlimited views of South Surrey, White Rock,



CEDAR CREEK
ON BURKE MOUNTAIN

FUTURE AREA AMENITIES

- Playing Fields
- Park
- School
- Shopping
- Community Centre

Map labels and features:

- Streets:** HARPER RD, SOUTHVIEW ST, HORIZON DR, HIGHLAND DR, QUEENSTON AVE, GALLOWAY AVE, COAST MERIDIAN RD, GLENBROOK ST, OXFORD ST, VICTORIA DR, SOBALL ST.
- Schools:** Future Elementary School, Future Secondary School, Leigh Elementary School, Minnehkha Middle School.
- Amenities:** Playing Fields, Park, School, Shopping, Community Centre.
- Directions:** 5 mins to Douglas College & Pinetree Secondary School, 5 mins to Coquitlam Centre, VANCOUVER, LOUGHEED HWY.

Incredible Features at Cedar Creek Coquitlam Phase 2 Homes

Here is a taste of some of the incredible features at the new Burke Mountain Cedar Creek Phase 2 release of amazing Coquitlam townhomes. There is a BOSCH stainless steel appliance package that includes a side by side fridge with water/ice dispenser, large capacity ecosense dishwasher, free standing glass top electric range, over the range microwave/hood fan combo in addition to natural granite countertops and island tops (where applicable), elegant glass mosaic tiled backsplashes and custom built shaker style wooden cabinets with brushed nickel hardware. In addition, all new Coquitlam home buyers have a choice between Alder or Walnut colour and finishing schemes which are professionally selected. All of the new Burke Mountain Coquitlam homes for sale will also introduce electric fireplaces with mantels in addition to premium engineered laminate floors on the main living level. Also available are under counter double bowl sinks (stainless steel) in addition to designer faucets with pull out vegetable spray feature for the gourmet cook. Also, the homes will have bathtubs and showers for maximum relaxation. Other features include rough in for central vacuum systems (we love this feature!) in addition to decora style light switches and baseboard heating. Most homes and floorplans will have spacious balconies and patios for you to enjoy. All homes will have hardwired alarm security systems in addition to smoke detectors for your safety. The Burke Mountain Cedar Creek home owners will also have access to secured and private car garages with remote control security. The community itself will have lush professional landscaping which is low maintenance in addition to beautiful green spaces and playgrounds for the children. Again, you can visit the sales centre or website for more details about the standard features. The Burke Mountain Cedar Creek sales centre is now open daily from noon to five but closed on Fridays.

Cedar Creek Burke Mountain Floor Plans

Here are the Phase 2 floor plans for Cedar Creek Coquitlam townhomes (please note that these are subject to change and represent the second phase layouts recently released online). In a continuous effort to improve the homes, the developer reserves the right to make modifications and changes to the information contained below. There are 7 different and spacious Coquitlam Cedar Creek floor plans as described below:





Alderwood

4 Bedroom / 3.5 Bath
2,093 sq. ft.
including garage and unfinished area



Alderwood (Option 2)

4 Bedroom / 3.5 Bath
2,093 sq. ft.
including garage and unfinished area



The **Alderwood Floorplan** features 4 bedrooms and 3.5 bathrooms over 3 levels and is 2,093 square feet (including the garage and unfinished areas on the ground level). That level also has an attached garage in addition to entry way with closet and unfinished 4th bedroom and optional 3rd full bathroom opening to a large ground floor patio. The Alderwood Cedar Creek Coquitlam floor plan features a main level with a generously sized living room with fireplace, dining room, washer/dryer closet, powder room, open style kitchen with centre island, family room off the kitchen which opens onto a large balcony deck. The upper floor of this Phase 2 Cedar Creek Coquitlam townhome includes the master enclave with ensuite (separate tub and shower and double vanities) in addition to a second bath and 2 other bedrooms. The Alderwood (Option 2 layout) at the Phase 2 Coquitlam Cedar Creek Burke Mountain real estate development features a main floor that is slightly different. There is a great room off the kitchen (still with a centre island), but on the other side is a separate living room (with fireplace), powder room and laundry closet.

The **Beechwood Series** of Cedar Creek floor plans at Burke Mountain Coquitlam features 3 bedrooms and 2.5 baths over 2 levels of living space and a ground level tandem double garage. The Beechwood floor plan features 2011 sqft of living spaces including the garage. The main level is very open concept with a large kitchen/family room on one side, and living/dining rooms on the other side. In



between the two areas is a powder room and laundry closet. The upper floor of the Beechwood floor plan at Cedar Creek Coquitlam features the 3 bedrooms and the 2 full bathrooms. The second option (just like in the Alderwood Floorplan) is the kitchen/great room concept on one end and a separate living room on the other. The upper floor and basement garage are very similar in size and layout.

The Burke Mountain Cedar Creek Phase 2 floor plan called the **Cottonwood** is very spacious and features 2191 sq ft including the unfinished rooms and garage. The double side-by-side garage is a great feature and there is also additional storage on the ground level. There is also an unfinished space that can be converted into a 4th bedroom and full bathroom in addition to a walk-in closet option ... or it can be left as a media room or workspace. The room opens onto a large ground floor patio. The main level is very unique for the Cottonwood floor plan at Cedar Creek Burke Mountain townhome community and features a family room and kitchen space that opens onto a balcony with views on one end and a powder room in the centre of the layout. The other end features a large living and dining room space with fireplace but also introduces a new concept which is a large veranda deck to the side. We love this outdoor patio! The upper level of the Cottonwood Cedar Creek floor plan in Coquitlam real estate market features the master and two other bedrooms in addition to the two full baths and laundry room. The second Cottonwood floorplan features 1950 sf of living space (slightly smaller) and is 3 beds and 2.5 baths. The major difference in that the second option does not have the unfinished space or patio on the ground floor. However, it does have lots more storage.

Last but not least is the featured Phase 2 Coquitlam Cedar Creek **Dogwood floor plan** which is 1985 sqft including the garage and is 3 bedrooms and 2.5 baths. The tandem double garage is great with extra storage and the upper floor is much like the other plans. However, the main level is very unique and the most open concept and functional of them all. The Dogwood floor plan at Cedar Creek townhomes Phase two has an open area which encompasses the living room (with fireplace), largest living room, kitchen (with centre island again) and a separate nook opening to a patio. There is also a powder room on this level.

As you can see, the Phase 2 Coquitlam Cedar Creek floor plans are functional and very spacious. The value added features, unfinished space, attached garages and open concept layouts make Cedar Creek on Burke Mountain one of our favourites in the Coquitlam real estate market. See for yourself today!

