



THE CANADIAN
@ WALL CENTRE

PRE-OFFERING INFORMATION SUMMARY

January and February 1998



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





Offering Summary

The information presented here has been assembled from a variety of sources including architectural drawings, interior design specifications, preliminary strata plans, the development's Disclosure Statement and discussions with the developer, the project architects, and the interior design consultant. Information in this document is preliminary, does not form part of any future contract, and is in the nature of a summary or overview only. For detailed information, prospective purchasers are directed to the Disclosure Statement and the standard form Agreement of Purchase and Sale.

Prices during and following the pre-offering period extending to February, 1998 are subject to change without prior notice.

E. & O. E.



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



Welcome to The Canadian's Offering Summary

Thank you for expressing an interest in previewing The Canadian @ Wall Centre.

Ulinder Rennie Project Marketing has assembled the material presented here as an initial step in the preparation of marketing elements in their final form. This material is available to select purchasers, prior to the public unveiling of the offering, in order to summarize the nature and characteristics of the development.

Ulinder Rennie is pleased to provide this overview to describe the Offering and to serve as a basis for a limited number of Pre-Offering sales where early purchasers may avail themselves of exceptionally attractive pricing and have access to the broadest possible array of inventory.

In the Pre-Offering phase, purchasers benefit from base pricing and selection. Ulinder Rennie benefits from early feedback from prospective purchasers.

We thank you for your interest in The Canadian @ Wall Centre and hope that you will find this offering to be as captivating as we at Ulinder Rennie do.

Yours truly,

ULINDER RENNIE PROJECT MARKETING



Bob Rennie



Dan Ulinder



The Canadian



What is The Canadian?

The Canadian @ Wall Centre is a 32 storey tower to be developed on the 1000 block of Hornby Street between Helmcken and Nelson Streets in Downtown Vancouver. The Canadian forms the third tower at Wall Centre, joining the prestigious Sheraton Wall Centre Hotel and the 100% sold out 1050 Burrard at Wall Centre. Located immediately across Hornby from the Wall Centre Amenity Pavilion, residents of The Canadian will have direct access to some of the finest recreation amenities in the City as well as the benefit of the Shops at Wall Centre on Hornby and Helmcken Streets.

The Canadian consists of a 32 storey steel-reinforced concrete building with a total of 214 tower residences and 20 ground oriented townhomes designed to offer the optimal combination of four major attributes:

- *location*
- *site, setting and living environment*
- *amenities, and*
- *most importantly, value*

The Canadian @ Wall Centre has been designed - from the ground up - on the basis of Ulinder Rennie and Wall Financial Corporation's ongoing tracking of the Downtown Vancouver market for residential condominiums. Being a part of Wall Centre, and built on one of the highest points of land in the Downtown core, provides residents at The Canadian with instant recognition and profile well beyond that attainable with a single building development. When out-of-town guests arrive at the Vancouver International Airport and say "Take me to Wall Centre", the reaction from the driver will be knowing and positive - Wall Centre is a major Downtown landmark and one which will benefit from even higher recognition as The Canadian rises from its cleared site.

The Canadian @ Wall Centre - Location

Downtown Vancouver is a jewel amongst North American cities. Whether viewed from the north through Lion's Gate Bridge or from Vancouver's Westside or Richmond to the south, the Downtown Peninsula is a highly urban setting of unrivaled vitality and beauty. Set against the backdrop of the Coast Mountain Range and bounded by Burrard Inlet and Coal Harbour to the North and English Bay and False Creek to the south, the Downtown peninsula enjoys one of the most beautiful natural environments in the world.

The Downtown Peninsula is comprised of four major quadrants with Wall Centre at the mid-point. To the south and east is historic Yaletown dotted with chic designer boutiques, clubs and upscale eateries including Mangiamo, Bar None and the Yaletown Brewing Company. Beyond Yaletown lies the former home of Vancouver's World Fair and False Creek.

To the south from The Canadian, walk a few blocks and you will discover the most established portion of False Creek North, home to the False Creek Yacht Club, Anderson's Restaurant, The Chili Club Thai Restaurant and all Granville Island has to offer, minutes away by Vancouver's AquaBus system. Around the corner - at Pacific and Hornby - Il Giardino - long recognized as one of the best eateries in the City.

Walk north from The Canadian on Hornby and you will touch many of the most important landmarks in the City. The next block is home to one of the most important pieces of contemporary architecture in Canada - Arthur Erickson's Provincial Law Court Building. This striking complex is perhaps the crowning achievement of Canada's best known architect. The prominent green glass roof of Law Courts also serves as the foreground to the permanent north view corridor that will be enjoyed by residents well into the next millennium.

Walk past the Law Courts, and you will find yourself crossing world famous Robson Street. Turn to the right - enter Eaton's at Pacific Centre and British



Columbia's biggest and best underground retail mall (or walk a few blocks to the Ford Centre for the Performing Arts, B.C. Place or G.M. Place). Turn to the left off Hornby - you're walking past Planet Hollywood and Virgin Records and along the most important retail corridor in perhaps all of Canada. Or walk a few more steps north along Hornby Street and you arrive at the Vancouver Art Gallery, home to one of the most important collections of Canadian art in existence.

Across the street? The venerable Hotel Vancouver. Beyond, across West Georgia Street? The head office building of the Hongkong Bank of Canada. Hornby Street also accesses a number of Vancouver's most prestigious places of business including Park Place, Cathedral Place and both of Vancouver's premiere business clubs - the Vancouver Club and the Terminal City Club - at opposite corners of Hornby and Hastings. Finally, walk through the pedestrian park at the north foot of Hornby Street and you reach Vancouver's world famous Canada Place, Vancouver Trade & Convention Centre and the Harbour.

To the west of The Canadian lies Vancouver's West End, one of the more densely populated residential neighbourhoods in Canada and home to literally dozens of restaurants, bistros and coffee houses. Whether you venture east (Yaletown), south (False Creek), north (the Central Business District) or west (Robson Street and Stanley Park beyond), you'll find that The Canadian @ Wall Centre is at the very heart of North America's most vibrant Downtown core.

DOWNTOWN VANCOUVER LOCATION MAP



- | | |
|---|---|
| 1. The Canadian @ Wall Centre | 9. Pacific Centre Shopping |
| 2. 1050 Burrard, Wall Centre | 10. Vancouver Art Gallery |
| 3. The Sheraton Wall Centre Hotel | 11. Provincial Law Courts |
| 4. Robson Shopping | 12. False Creek |
| 5. Hotel Vancouver | 13. Granville Island Market |
| 6. Hongkong Bank of Canada | 14. Ford Centre for the Performing Arts |
| 7. Bentall Centre | 15. Vancouver Public Library |
| 8. Canada Place and Vancouver Trade & Convention Centre | 16. B.C. Place Stadium |
| | 17. Yaletown |
| | 18. Stanley Park |



Residential Suites at The Canadian

The Canadian consists of 28 residential floors sitting atop an over-height lobby and is configured as follows:

GROUND FLOOR

The ground floor of The Canadian @ Wall Centre houses a soaring entry lobby, circulation space and several important building amenities including three corporate quality board rooms, a Hollywood style video screening room, a library, and a cappuccino and billiards lounge.

TOWER SUITES AT THE CANADIAN

Excluding penthouse levels, The Canadian typically presents eight suites per floor; 6 one bedroom, one bath residences and 2 two bedroom, two bath suites. Like all of the residences at The Canadian, the Tower Suites were designed according to the architectural maxim "form follows function".

At the outset, the partners of Ulinder Rennie Project Marketing canvassed the market to identify those features and characteristics most valued by today's buyers. A number of design criteria were established and provided to the project's architectural team. Unlike many developments, The Canadian was designed from "the inside out" – that is – the "perfect suites" were designed and then, and only then, did the project architects set about determining the optimal means to accommodate those suites within a streamlined, contemporary tower.

"The design of the suites at The Canadian on Hornby at Helmcken is nothing short of brilliant; they are, quite simply, the best offered to-date" says Sandra Cawley, a partner in the Vancouver real estate appraisal and consultancy of Burgess, Austin, Cawley & Associates. Sandra is perhaps the most frequently consulted valuation expert in multi-family residential developments and she is very clear regarding her view of the quality of design at The Canadian. A brief description of the Tower Suites at The Canadian follows:

ONE BEDROOM AND HOME OFFICE - "A" PLAN "CITY SUITE" RESIDENCES

"A" Plan One Bedroom residences at The Canadian measure approximately 549 square feet. Slate flooring sweeps from the suite entry, through the dual access bathroom, and forward to the kitchen and enclosed balcony beyond. The living room and dining area (most residents will utilize the enclosed balcony for dining) take maximum advantage of the spectacular views from Plan A suites, either to the north ("02" and "03" suites) or to the south ("07" and "08" suites). Note that the living area further enhances impact of the urban outlook through corner glazing. The fireplace (a standard feature in every suite) is placed in an interior location within the residence to enhance heat while, at the same time, maximizing the outlook to the world beyond. Above the fireplace - a media enclosure, another feature to increase the livability of the plan and provide optimal functionality – complete with power and cable.



The "fully loaded" kitchen is open to the living area, adding to the spaciousness of the plan by effectively adding the volume of the kitchen to that of the living area and vice versa. Appliances? The works! Tower Suites at The Canadian come complete – major brand name fridge, range, combination microwave / rangehood, garburator, dishwasher, washer and dryer - all provided and included in the price listed. As well, every residence at The Canadian includes a rough-in for in-suite security and each includes video enterphone.

Finishes include your choice of four colour palettes, each including slate flooring in the suite entry, kitchen and bath. Bedrooms and living rooms are finished with wool blend sisal styled carpeting. Kitchen cabinets are full height to the ceiling and kitchen countertops are solid granite – all intended to make your new kitchen a showcase to be enjoyed for itself and from the open living room. The openness of the kitchen and living room is validated by focus groups which showed clearly that the traditional single detached home's kitchen / family room is what the market is looking for rather than a walled kitchen and separate living area.

Adjacent to the suite entry, the architectural team incorporated internal unit storage. Not content with providing storage alone, this area is fixtured with power, communications lines for telephone and fax, and with a Rogers Wave outlet to allow for use as a home office. No longer is it necessary to have your computer on the kitchen table.

All-in-all, the residences at The Canadian @ Wall Centre are jewels of design, achieved through painstaking efforts by team of creative and diligent architects and designers.

**Suite Type A**

1 Bedroom + 1 Bath
549 sq.ft.

3rd & 5th floors
"02", "08" suites

6th - 29th floors
"02", "03", "07", "08" suites



ONE BEDROOM AND HOME OFFICE - "B" PLAN RESIDENCES

"B" Plan residences at The Canadian are positioned at the north-east and north-west corners of the tower. As with the A Plan suites, these 560 and 570 square foot homes were designed with the kitchen open to the living area, maximizing the spaciousness of the home. The enclosed balcony is contiguous with the kitchen and is largely encased in glass, providing an ideal dining area.

As well, the entry to the enclosed balcony is via double doors which swing back so as to provide an open feel and capitalize on the views from the kitchen and living room.

Glazing is positioned to maximize the impact of views, which in the case of the B Plan suite, are to the north and west and to the north and east. Living room outlooks are directly north over the roof of the Law Courts, the Vancouver Art Gallery and the Hongkong Bank of Canada Building beyond. Because the podium of the Nelson Place complex (immediately north of The Canadian) is a two storey structure, it is expected that the northerly outlook currently enjoyed by A and B Plan suites will prove to be a protected corridor for the long term. The "01" B Plan suite, located on the north-east facet of the tower, provides a secondary outlook towards Yaletown and False Creek beyond. The "05" suite, on the north-west corner of the building, has a secondary outlook to the west, over the Wall Centre Amenity Pavilion to Burrard Street and beyond.

Design features at The Canadian B Plan residences also include full height kitchen cabinetry, a fireplace in each home with a media enclosure complete with integrated power and cable. The B Plan suite also offers an in-unit storage which comes complete with power, phone lines and Rogers Wave outlet. Purchasers have a choice of four colour palettes to create an environment tailored to their own tastes.



Suite Type B

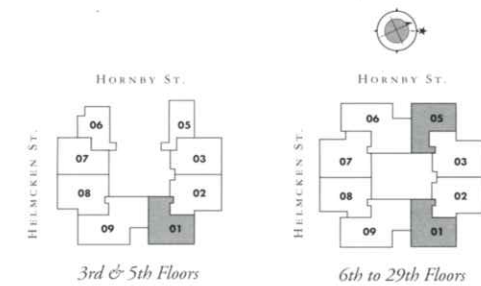
1 Bedroom + 1 Bath
560 - 570 sq. ft.

3rd & 5th floors

"01" suite

6th - 29th floors

"01", "05" suites



TWO BEDROOM, TWO BATH "C" PLAN RESIDENCES

"C" Plan residences at The Canadian offer two bedrooms, two bathrooms and an in-unit storage area which has the potential of doubling as a Home Office. C Plan suites are located on the south-west and south-east facets of the tower and measure 753 square feet. The Canadian's design mandate is once again carried out brilliantly in the case of the C Plan, two bedroom homes. The open plan "kitchen / family room" concept is integrated with delightful results – increasing the visual volume of the space and taking full advantage of the first class views to the south.

Every C Plan suite has an enclosed balcony adjacent to the kitchen which is ideally positioned to serve as the dining area of the home. With glass on two sides, these areas provide phenomenal outlooks to the south. The fold-back enclosed balcony doors add to the efficiency of the space and the slate flooring sweeping through the kitchen and enclosed balcony area adds to the presentation. Kitchens are exquisite; slate flooring, ceiling height cabinetry, and granite countertops. Better yet, C Plan suites even have a kitchen window! As with all residences at The Canadian – a full complement of major brand name appliances - fridge, range, combination microwave / rangehood, garburator, dishwasher, washer and dryer - all provided and included in the price listed. As well, C plan suites include a rough-in for in-suite security and each includes a video enterphone.

Views are spectacular, either to the south and south-west (the "06" suite) or to the south and south-east (the "09" suite). The master bedroom is fully ensuite and has virtually wall to wall glazing. Likewise, the second bedroom offers a wide expanse of glass and ample room dimensions.

PENTHOUSE SUITES AT THE CANADIAN

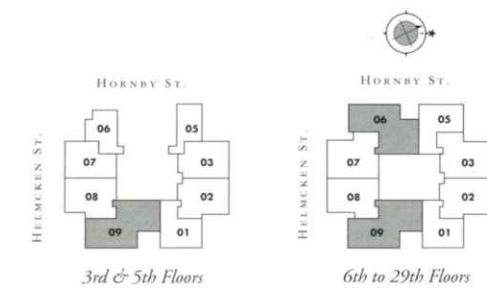
The Canadian @ Wall Centre offers 14 very special penthouse suites on the uppermost three floors - 30, 31 and 32. Please contact one of The Canadian Sales Coordinators for more details



Suite Type C
2 Bedroom + 2 Bath
753 sq.ft.

3rd & 5th floors
"09" suite

6th - 29th floors
"06", "09" suites

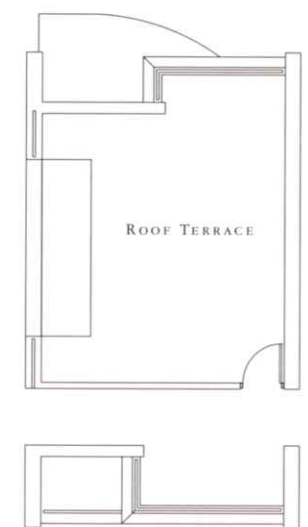
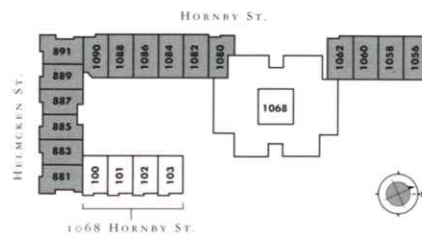


The Canadian Townhomes – Residential and Office Use

The zoning designations for The Canadian Hornby and Helmcken townhomes are considered a major breakthrough in downtown live-work accommodations. These townhomes are uniquely advantaged due to the dual zoning for both office use and residential use. The three options that you may choose from are: 1) all three floors residential; 2) ground floor office, second and third floors residential; or 3) ground and second floors office, third floor residential. Please contact one of The Canadian Sales Coordinators or the Disclosure Statement for full particulars.



Suite Type TH-B
2 Bedroom + 2 Bath
& Office
1,206 - 1,345 sq.ft.
plus exterior balconies
and terrace areas



The Canadian offers 20 unique townhome units, each constructed of steel reinforced concrete. Four townhomes are inner courtyard units at the south-east portion of the site. These two storey units provide a secure residential living environment as access is only permitted through the security controlled tower lobby or residents only parking areas. Each courtyard unit is designed with main floor living, dining and kitchen functions and bedroom accommodations above on the second floor. Above each - a rooftop terrace overlooking the inner courtyard.

The Canadian also offers 16 three storey townhome units, each with individual street front access to either Helmcken or Hornby.



Amenities at The Canadian

To meet and exceed the expectations of the market, The Canadian will also provide a host of complementary amenities within the new tower. Entering from the double height main foyer, residents will pass three corporate quality meeting rooms, outfitted to serve the business needs of residents and provide an appropriate meeting place for those who combine their residence and workplace. Want to meet friends, be social or have a cappuccino? You've come to the right place. At The Canadian, main floor amenities include a billiards/cappuccino lounge as well as a Hollywood style screening room complete with the latest in "surround sound" video theatre and a library area for quiet times and reading enjoyment.

Due to being a part of Wall Centre, residents of The Canadian will be able to avail themselves of a number of advantages, not the least of which is access to the Wall Centre Garden Fitness Centre, immediately across Hornby from the new tower. The Canadian will form the second major component of Wall Centre. Phase I of Wall Centre is comprised of the 428 room Sheraton Wall Centre Hotel at the corner of Burrard and Helmcken and the 216 suite "1050 Burrard" residential tower located at Helmcken and Hornby. The Sheraton Wall Centre Hotel is a first class facility offering all of the services and amenities one expects from a world class hotelier. 1050 Burrard was offered for sale exclusively in Vancouver and sold out in 1997. Like Sheraton Hotel guests and owners at 1050 Burrard, residents of The Canadian will have access to the Wall Centre Garden Fitness Centre for a nominal monthly fee. Voted by B.C. Runner's Magazine as the best such facility in British Columbia, residents will enjoy world class fitness equipment, as well as the lap pool, whirlpools, and sauna and steam rooms.

All-in-all, The Canadian @ Wall Centre offers residents a superb blend of amenities, carefully planned to complement Phase I of Wall Centre and maximize the range of available activities.

Value at The Canadian

The Canadian offers unrivaled value. In order to ensure a successful pre-sale offering, Ulinder Rennie has demonstrated that it is necessary to offer truly outstanding value, a product unavailable elsewhere - or both. With The Canadian, Ulinder Rennie does indeed offer both - pre-offering prices that provide superb value complete with unbeatable features and amenities.

AT PRE-OFFERING PRICES:

- *Excluding penthouse apartments, every one bedroom home is priced under \$177,000, starting from \$116,000.*
- *Two bedroom, two bath suites start at \$169,000 and peak at \$242,000 on the 29th floor of the tower.*
- *Penthouse residences range from a 30th floor one bedroom suite at \$209,000 to a two storey two bedroom and den suite measuring 1,615 square feet (plus balcony and terrace areas) at a modest \$589,000.*





North



Southwest

VIEWS FROM THE CANADIAN @ WALL CENTRE

The views depicted here are representational of the views to the north and southwest from the tower suites.





South



East

VIEWS FROM THE CANADIAN @ WALL CENTRE

The views depicted here are representational of the views to the south and east from the tower suites.



Who is the Developer of The Canadian?

The developer of The Canadian is The Canadian @ Wall Centre Properties Ltd., part of Wall Financial Corporation, a public real estate company established in 1969. Wall Financial Corporation's shares are listed on the Toronto Stock Exchange.

Over the past 25 years, Wall Financial has developed over 5,000 rental apartment units, 2,000 condominium residences and in excess of 1,000 single detached family residences. The company's most recent developments include:

- *The Suites at Wall Centre - 216 residential apartment units and 16 commercial units in a 30 storey tower. This project was sold in 1997 with sales revenue exceeding \$55,000,000.*
- *The Park Condominium Residences - 152 residential condominiums in a 25 storey highrise. This development is presently under construction (65% complete in December 1997) and is in excess of 80% sold.*
- *The Sheraton Wall Centre Hotel - a 428 room, 35 storey hotel with 25,000 square feet of meeting space. This four star hotel was completed in 1994.*

In addition to its condominium and hotel assets, the company owns and manages 2,000 rental apartments in Greater Vancouver.

Who are the architects?

Peter Busby of Busby & Associates Architects is the Project Architect. Peter trained in British Columbia and has extensive experience in the United Kingdom and in Hong Kong, where he worked on the landmark Hongkong Bank Building. He returned to Canada in 1984 and was senior Architect for B.C. Place for two years before establishing his own practice. Busby & Associates has an impressive design portfolio which in many cases have received formal recognition from the Canadian Home Builder's Association, the Lieutenant Governor of B.C.'s Medal in Architecture and Canadian Architect Magazine's Award of Excellence.

Who is the interior designer?

Arlene Loverin of Arlene Loverin & Associates has been engaged to specify interior finishes and specifications for The Canadian's residences. In the process, Arlene Loverin and her team of interior design specialists have drawn on their extensive experience to define high quality, durable finishing materials that will stand the test of time and enduring taste.

Arlene Loverin & Associates has specified four colour palets for condominium residences of The Canadian.

When is construction scheduled to begin?

The Canadian is scheduled to see construction commence in July of 1998.

When is The Canadian expected to be complete?

The Canadian is expected to reach completion in August 2000.

How do I purchase at The Canadian?

In order to purchase a home at The Canadian, you must follow a straightforward, four step procedure:

- *First, you will enter into an Agreement of Purchase accompanied by an initial deposit of \$1,000.*
- *Second, your initial deposit of \$1,000 is to be increased to 10% of the Purchase Price of your new home within five days of the Vendor's acceptance of your Offer.*
- *Third, another deposit, also of 10% of the Purchase Price, is due 180 days following your purchase. No additional payments are required until completion.*
- *Fourth, you will complete the purchase and sale of your condominium residence at The Canadian in August of the year 2000 (the estimated completion date for The Canadian).*



Note that all deposits will be held "In Trust" by the Vendor's lawyer in the manner prescribed under the British Columbia Real Estate Act and interest accrued on deposits will be for the Purchaser's benefit. You may cancel your purchase (in writing) anytime during the five day Option Cancellation Period following the Vendor's acceptance. After the expiry of the Option Cancellation Period, your offer will be "firm and binding".

Title at The Canadian

Ownership of condominium residences at The Canadian is FREEHOLD. In British Columbia, freehold condominiums involve absolute ownership of the strata lot (as "Freehold" or a "Fee Simple" estate). Common areas, that is, areas within the property intended for the use and enjoyment of all strata owners, are owned collectively by the strata owners as tenants-in-common. Finally, balconies, terraces, parking stalls and storage lockers will be assigned to individual strata lots as Limited Common Property in the manner set out in the Disclosure Statement. Limited Common Property is a designation of space that provides for the exclusive use of the area in question to the designated strata lot owner. Individual owners are responsible for the maintenance of their Limited Common Property.

What about Financing?

Mortgage financing for The Canadian Purchasers is available on extremely attractive terms from VanCity Savings Credit Union. VanCity offers a "rate cap" programme that guarantees your interest rate through to completion. For further information, please ask one of The Canadian's Sales Coordinators for assistance and full particulars.

Does The Canadian have New Home Warranty?

Absolutely. The condominium residences at The Canadian are covered by a third party New Home Warranty for a period of ten years on major structural items. Interior strata lot items are covered against defects in material and workmanship for a one year period.

Is The Canadian Up-to-Date in Technology and Security?

Yes, Wall Centre is a Fibre Optic Community and residents at The Canadian will be able to avail themselves of high-speed Internet access. Looking forward to the dramatic improvements in "digital" communications anticipated over the development horizon, The Canadian will be positioned to take full advantage of Fibre Optic technology. 1050 Burrard at Wall Centre, a 216 unit residence building which formed a part of Phase I of Wall Centre, was the first condominium tower in Downtown Vancouver accessing Roger's "Wave" high speed Internet. Now, five years later, the Wall Financial team will ensure that The Canadian @ Wall Centre benefits from absolutely the latest in technology.

Looking to the issue of security, The Canadian incorporates numerous design features with the object of creating a secure living environment. The main lobby will be video monitored, each residence is pre-wired for personal in-suite security and each tower suite is provided with a video enterphone.

Should I wish to, can I assign my purchase?

Yes, you may assign your purchase but only with the Developer's written consent (which will not be unreasonably withheld) and upon payment of a \$500 assignment fee excluding G.S.T. You will, however, remain obligated under the Agreement of Purchase and Sale should the party you assign to default.



Assignments to members of your immediate family (mother, father, brother, sister, son or daughter) and to wholly owned companies do not require the \$500 assignment fee although you may be required to provide a statutory declaration setting out the relationship between you and the assignee.

Who is available to do my legal work?

Bell Spagnuolo is on hand to provide any legal assistance required by purchasers. Tony Spagnuolo offers competent and competitive services. His office may be contacted at (604) 464-2024.

Tell me about maintenance fees at The Canadian

Maintenance fees paid by the owners of all strata lots are the source of funds necessary to operate a strata corporation on a "day-to-day" basis. The process flows from an annual budget of operating costs, which anticipates costs of insurance, maintenance, common area cleaning, landscape maintenance, contingency reserves and the likes. The total annual budget is then divided by 12 to yield the development's operating costs on a monthly basis. Finally, this monthly amount is then pro-rated to individual strata lots on the basis of their "Unit Entitlement". This latter term is a measure of each strata lot's proportionate share for the entire building's "habitable" (or livable) area. This means that homes within The Canadian that have the same square footage will have the same maintenance fees, regardless of whether they are located on the 3rd floor or the 15th floor. Maintenance fees are detailed in The Canadian Price List for each residence.

Will The Canadian have a Resident Manager?

Yes, The Canadian will have a Resident Manager. A project of the scale and quality of The Canadian will run most effectively with competent in-residence management,

fully and exclusively dedicated to the best interests of the owners. The Operating Budget for The Canadian includes provision for the purchase and financing of the Manager's Residence which will be owned by, and form an asset of, the Strata Corporation.

Where is the parking and how do I gain access?

The Canadian allows vehicular traffic to drop off or pick up building residents or visitors in a protected environment. Resident parking is accessed by means of a gently sloping driveway to the under-ground parkade.

Owners will pass through an electronically controlled security access gate to the secured parking compound. Purchasers select from units without parking, with an exclusive parking stall or a private individual parking garage with integrated storage. Prices at The Canadian are based on the purchase price specifying a standard parking stall (excluding studio suites). Purchasers who wish to upgrade to a private garage may do so at an additional cost. Purchasers who do not require a parking stall are eligible for a discount. Your Canadian Sales Coordinator has full particulars.

What are these private enclosed parking garages ?

The Canadian, like its Wall Financial predecessor, The Park, offers separate, individual garages with integrated storage. This feature is available in a few of the most exclusive luxury buildings, and even then only for penthouse suites. Residents at The Canadian can take comfort that their vehicle is "double-locked"; once at the security gate entrance, and a second time at their own private garage.

These garages are so innovative that the presentation centre includes a private garage unit built out to demonstrate this delightful feature.



What about Storage?

Every residence within The Canadian will be assigned a storage locker in the secured underground parkade. These storage units will be allocated prior to closing and will constitute limited common property to each strata lot. In addition, special provision has been made for secured bicycle storage rooms in the parkade.

Who is responsible for marketing and sales?

Ulinder Rennie Project Marketing is a Vancouver based organization headed by Bob Rennie and Dan Ulinder. The principle focus of Ulinder Rennie is to identify market demands and procure the highest quality product with the greatest value possible to meet those needs. Ulinder Rennie strives to offer the optimal combination of location, living environment, amenities and value. We are proud of our association with Wall Financial and this offering of The Canadian @ Wall Centre.

Please contact The Canadian Sales Coordinators Linda Burchell or Jay Burchell of Windemere Pacifica at 739-3008 or at The Canadian at 331-8708 to arrange a preview time.

Or, Bob Rennie and Dan Ulinder are available to assist purchasers of The Canadian @ Wall Centre and may be reached at Ulinder Rennie Project Marketing at 682-2088.

When is the Grand Opening?

The Canadian will open to the public at large in late February 1998.

