



View Photo Gallery with



LUXURY VIEW RESIDENCES IN **SUNNY** **TSAWWASSEN**

Few developments in the Lower Mainland can boast unobtrusive and breathtaking golf course, mountain and ocean views. That is exactly what you get at Tsawwassen's The View at 1212 – this seaside community's newest and most exciting five-storey concrete boutique building.

The View at 1212 is a 19 unit luxury development that promises quality finishes, large, open floor plans, with the biggest decks you can find. Inside, the attention to detail will be second to none.

All the residences are beautifully

appointed with a minimum of two bedrooms and den featuring stunning hardwood flooring, designer cabinetry throughout, sleek luxurious Thermador appliances, spa-inspired bathrooms, gas fireplace in the great room, as well as floor-to-ceiling windows throughout.

If that isn't enough to entice you, each home will feature oversized decks (ranging from 605 to 1,485 square feet), for year-round entertaining; with great views of ocean, Mount Baker and the Beach Grove Golf Course.

– though you are so centrally located and you can go days without taking your car keys out.

Starting at \$999,000, these designer residences offer unique floor plans ranging in size from 1,755 to 3,491 square feet. In addition, these open concept condominiums have the look and feel of a single family home, with high ceilings and unrivaled views from every corner.

Tsawwassen is like living on vacation only half an hour away from almost anywhere you want to be in the Lower Mainland. Besides that, it

ly appealing to the most discerning home buyers.

Centrally located, The View at 1212 is steps away to the beach and Tsawwassen's quaint town centre with its great little boutique shops, fabulous restaurants and all the amenities you expect. It's urban living at its best with all the modern conveniences one has come to expect.

This is picturesque oceanside living at its very best! For more information, contact Robin Reimer at 604-868-2844 or Lance Hughes at 604-833-3844 or by email at info@theviewat1212.com.

Visit the website at

www.theviewat1212.com



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with its own private double-car garage

– making this community extreme-

06 May 2013

ULTRA BOUTIQUE PROJECT > The Views at 1212 Tsawwassen Luxury View Homes for Sale from \$999k > 19 Unique Luxury Tsawwassen View Condos Now Previewing!



The View at 1212 Tsawwassen Luxury View Residences

Located in sunny Tsawwassen The View at 1212 apartment residences is a boutique 19 unit concrete building with some of the best panoramas in the entire city. Its unique five storey design features large units that range in size between 1790 to 2440 square feet with extra spacious outdoor living between 400 to 1000 square feet. In addition, some of the luxury Tsawwassen View at 1212 condo residences will also have individual double garages. This outstanding Tsawwassen real estate development is located in the heart of the town, only steps to the beautiful beach and all other amenities. Become one of the select few to own at The View at 1212 Tsawwassen luxury view residences.

NOW SELLING! It's more than a location. It's a lifestyle! 19 unique, luxury condos in Tsawwassen with stunning golf course, Boundary Bay and Mount Baker views are now selling at



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



The View Tsawwassen luxury condos. The luxury Tsawwassen view residences at The View will start from \$999,000.

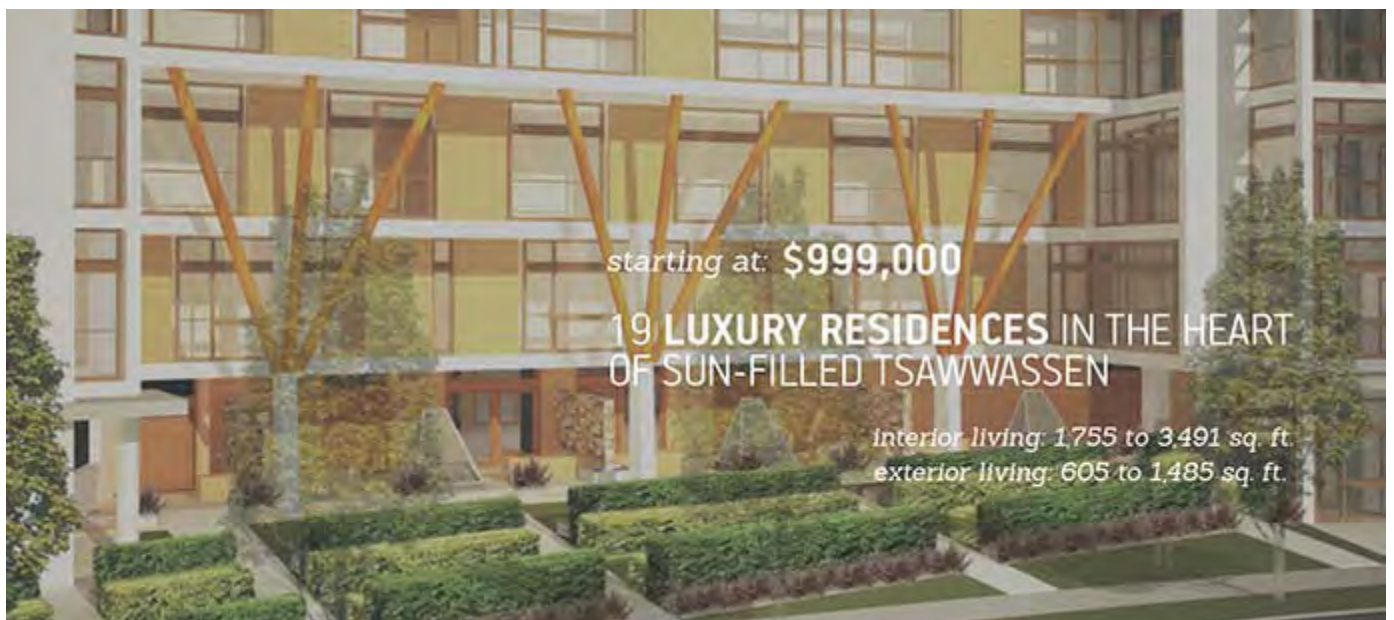
The interior living space at the exclusive Tsawwassen View at 1212 condo project will range in size between 1,755 to 3,491 square feet. The outdoor living areas will range in size between an expansive 605 sqft to 1,485 square feet. More information about the luxury Tsawwassen condos at The View at 1212 is online now at www.theviewat1212.com.



More Information about The View Tsawwassen Homes for Sale

Some of the quick facts surrounding Tsawwassen and The View at 1212 condo location is written below. Tsawwassen is located in the southern tip of the Greater Vancouver area and enjoys some of the sunniest and warmest temperatures in the entire region. Not only that, but The View Tsawwassen condos are also situated in a quiet enclave that is both private and very safe. However, that doesn't mean that you're living far from all the action. Nearby are beautiful beaches, cafes, shopping, recreational activities, bike and running routes. There are many unique and boutique shops just steps away from The View at 1212. Modern architecture meets functional and spacious indoor/outdoor living right here at the ultra luxury Tsawwassen condos. The classic styles and modern interior finishing palette at The View at 1212 is simply stunning. The expansive outdoor living areas make the homes feel even bigger and the floor plans can afford real gallery entrances as well as gourmet chef inspired kitchens with Thermador

appliances. The View at 1212 Tsawwassen view residences are called this because of the unobstructed views and incredible vantage point that residents will have of Boundary Bay, the ocean, Mount Baker and The Beach Grove Golf Club nearby. Panoramic views in all directions is a unique and signature feature at these view residences.



The Project Team at Tsawwassen View at 1212 Condominiums

The development team at The View at 1212 in Tsawwassen real estate market includes Unitech Construction Management, Lance Hughes and Robin Reimer, Lubor Trubka Architects and

Kimberly Williams Interiors. The marketing web site is located online at www.theviewat1212.com.



UNIT 401

*two bedroom, two and 1/2 bathroom, den, storage
golf course, boundary bay, mount baker views*

*interior square footage: 2,106
exterior square footage: 635*

total living space: 2,741



The Views Tsawwassen Floor Plans

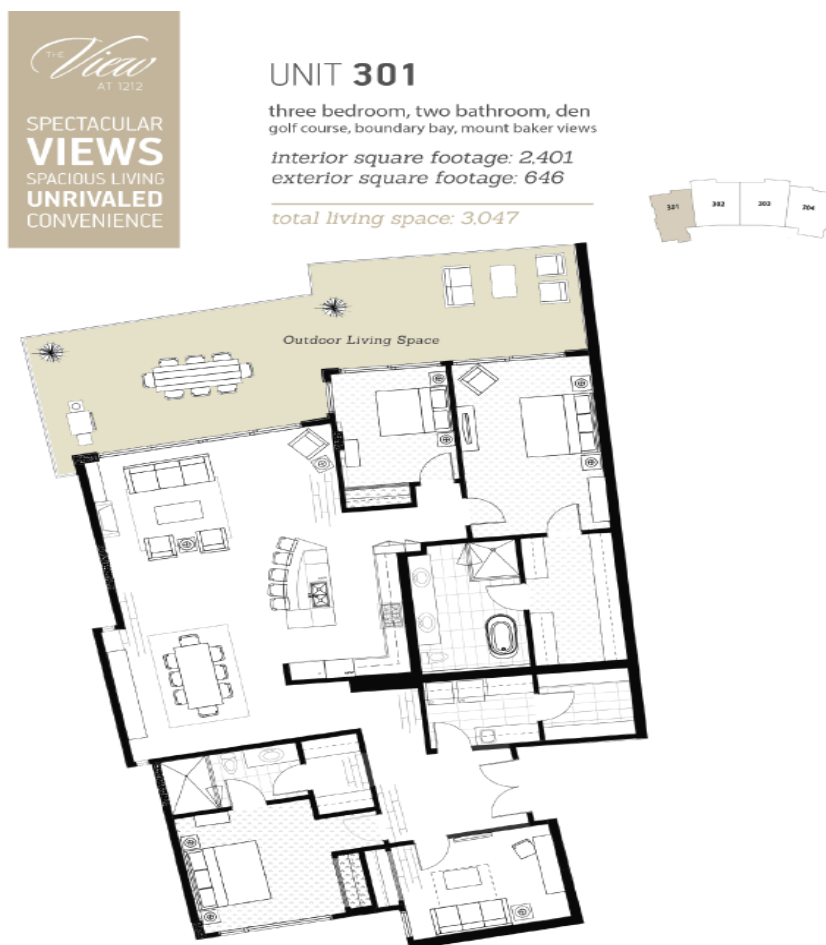
There are 19 unique luxury view residences at this boutique Tsawwassen condo project. All of the layouts are different and are subject to change by the developer at any time. Please see a sales representative for more information and for a printed copy of these Tsawwassen floor plans at The View at 1212. Here are the 19 floorplans in no particular order:

- > Unit 101 = 2 Bedroom + Den / 2 Bathroom at 1,918 square feet interior and 668 sf exterior
- > Unit 102 = 2 Bed+Den/2 Bathroom layout with 1,854 square feet plus 689 sf outside
- > Unit 103 at The View at 1212 = 2 Bed and Den with 2 Bathrooms at 2,082sf and 700 sf outside
- > Unit 104 Floor Plan = 2 Bedroom and Den plus 2 Baths at 2,207 sf plus 1,184 sf expansive exterior living
- > Unit 201 Floorplan = 2 Bed and Den with 2 Bathrooms at 1,820 sqft plus 905 sf balcony
- > Unit 202 at Tsawwassen View at 1212 = 2 BD plus 2 Bathrooms at 1,189sf plus 895sf
- > Unit 203 Layout = 2bed+den and 2 full baths at 1,820 sqft plus 895 sqft balcony
- > Unit 204 Floorplan is 2,104 square footage plus 925 square feet exterior living space



- > Unit 301 at The View Tsawwassen condos = 3 Bedroom+Den / 2 Baths at 2,401 sqft plus 646 sf exterior living
- > Unit 302 = 2bedroom and den at 1,795 square feet plus 625 square foot balcony
- > Unit 303 = Two Bed plus Den and Two Bath at 1,795 sf plus 625 square foot balcony
- > Unit 304 at The View 1212 Tsawwassen = 2,058 square footage plus 657 exterior living
- > Unit 401 Floor Plan = 2,106 sf plus 635sf balcony with 2 Bed + Den + Storage and 2.5 Baths
- > Unit 402 = 2 Bedrooms and 2.5 Baths plus Den = 1785 sqf plus 615sqf view balcony
- > Unit 403 Tsawwassen Floorplan = 2 Bed/Den and 2.5 bathrooms at 1785sft and 615 sft
- > Unit 404 at The View at 1212 Condos = Two Bed/Den + 2.5 Baths at 2018sf and 657 sf

There are 3 Tsawwassen penthouse floor plans available at The View at 1212 luxury condos that includes Unit 501 Penthouse layout with 2 bedrooms plus a den and 2 full bathrooms plus a powder room. The total square footage is 1,992 square feet plus 625 sqft balcony and the unit enjoys impressive views of the golf course, Mount Baker and Boundary Bay. Penthouse 502 at The View Tsawwassen luxury condos is 2 bedrooms plus den with 2.5 bathrooms and it is slightly smaller at one thousand seven hundred and fifty five square feet plus a six hundred and five square foot balcony with views.



Last but not least is Tsawwassen Penthouse 503 at The View luxury residences which is an impressive 3,491 square feet of interior living space PLUS an expansive 1,485 square foot wrap

around balcony with views. The layout includes 3 bedrooms and office plus a gym in addition to 4 full bathrooms!



PENTHOUSE 503

three bedroom, four bathroom, office, gym,
golf course, boundary bay, mount baker views
Interior square footage: 3,491
exterior square footage: 1,485

total living space: 4,976



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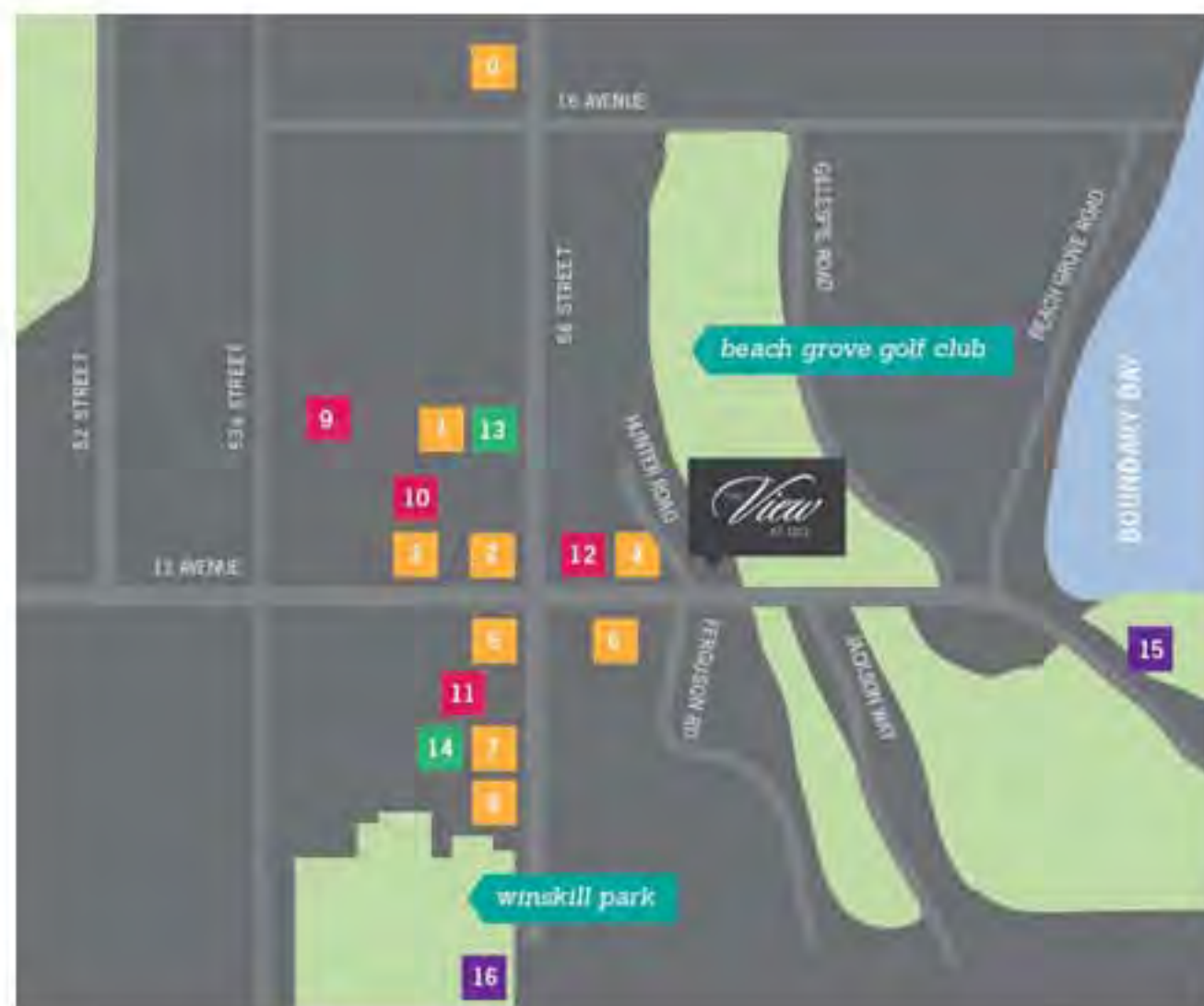
THE
View
AT 1212

LOCATION

unique location. unique activities

Tsawwassen is much more than the sunniest community in the Lower Mainland. Whether it's quiet evening watching the sunset, or a afternoon stroll on the beach, outdoor living is integral to enjoying everything Tsawwassen has to offer.

Stunning vistas and outdoor adventure are complimented with a vast array of shopping conveniences. Many unique, boutique shops dot the town centre, literally steps away from The View at 1212.



Sutton **UNITECH** **RE/MAX** progroup

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VIRTUAL TOUR



THE
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THE LOCATION

unique local. steps from the town centre

Tsawwassen is much more than the sunniest community in the Lower Mainland. Whether it's quiet evening watching the sunset, or a afternoon stroll on the beach, outdoor living is integral to enjoying everything Tsawwassen has to offer.

Stunning vistas and outdoor adventure are complimented with a vast array of shopping conveniences. Many unique, boutique shops dot the town centre, literally steps away from The View at 1212.





BUILDING

modern architecture. huge living space.

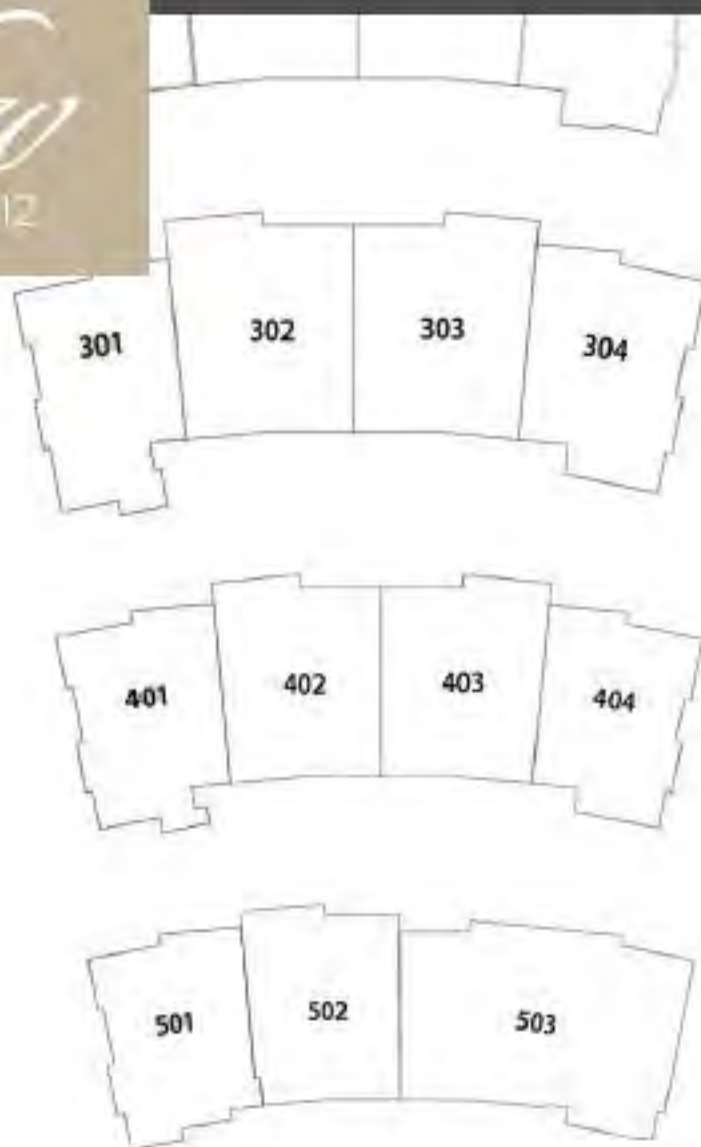
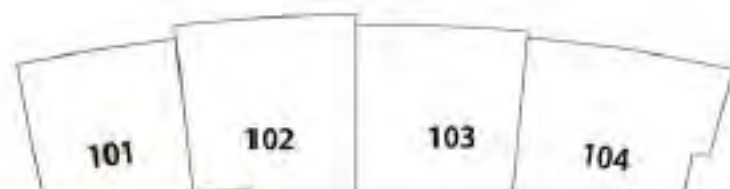
With its modern design and classic styling the The View at 1212 provides massive outdoor and indoor living spaces that truly allow its residents to take in the combined view of The Beach Grove Golf Club, Boundary Bay and Mount Baker. And the inside of the units are designed to be just as spectacular as the view. From the gallery entryway to the sleek Thermador appliances, every possible detail is accounted for.





FLOORPLANS

19 unique residences



101 | 102 | 103 | 104 | 201 | 202 | 203 | 204 | 301 | 302 |
303 | 304 | 401 | 402 | 403 | 404 | 501 | 502 | 503



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DEVELOPERS

experience. thoughtfulness. passion.

Unitech Construction Management - A leading construction management company in British Columbia, Unitech was created differently – from the owner's side of the door. Unitech grew out of more than a decade of experience on the design consulting side as an owner's representative. Unitech's track record of over half a billion dollars in construction with 85% of their customers being repeat business proves that they know what they're doing.

Lance Hughes + Robin Reimer - Lance and Robin have



process more than just a pleasant

LTA Architects - LTA was established in 1975. LTA's repeat clients include private corporations, various departments of municipal, provincial and federal governments, universities, school and museum boards. LTA have been responsible for Designs and Master Plans of large sites with complex facilities in Canada, Europe, Middle East and Asia, with projects in excess of several hundred million dollars of construction costs. LTA's projects are nationally and internationally publicized and have received awards for design excellence, engineering innovation, energy efficiency and sustainability.

Kimberly Williams Interiors - KWI is an award winning interior design firm, situated in beautiful Brentwood Bay on Southern Vancouver Island. Servicing the Saanich Peninsula, Victoria, Parksville, Tofino, and Vancouver for 25 years has made the team at KWI one of the most notable firms on the Island, and we continue to expand with projects and in publications across Canada and Internationally.



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Rooms with a view



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ENTRY: WAN AWARDS 2012 - RESIDENTIAL

Improving the public streetscape with new ideas for apartment building

This project is a significant departure from the typical mid-rise, multi-family residential 'box with balconies' by an original design response to site conditions and surrounding context. The municipal requirement of a 7.5m setback from the street property line results in a typical building block with a 16m setback for the fourth floor measured diagonally from the property line.

The architects have elected to use this position of the fourth floor as a starting point and maintain the same diagonal distance to each subsequent lower floor resulting in a 16m landscaped open space enhancing the quality of the streetscape and preserving the privacy of single-family residences across the street.

With repetition of almost the same floor plans this design decision enabled us to create generous terraces on the opposite side of the building overlooking a golf course and ocean beaches beyond. Expansive glazing takes the most benefit of these views and sun exposure from early morning. The orientation of the building and exposure of each apartment to both the east and west optimises natural daylight and allows for sun penetration on one side in the morning and the other side in the afternoon along with natural cross ventilation.

To soften up the form of the building the floor plans evolved following the natural curve of the topography of the embankment and the curvature of the property lines. Viewed from the golf course the resulting optical effect of the curved façade and floors terracing back is a building that appears to be diminishing with each added floor, although in reality all floors are almost identical size and form.

Key Facts

Status	Building permit
Value	0(m€)

Lubor Trubka Associates Architects



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CONTACT

get more information

We would love to sit down with you and speak further about reserving your luxury residence. Please fill out the form below and we will get right back to you.

Your Name (required)

Exclusively Marketed By:

Lance Hughes + Robin Reimer

604.943.1212

info@thetheviewat1212.com

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SUBMIT >



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SPECTACULAR
VIEWS
SPACIOUS LIVING
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CONVENIENCE

UNIT 101

two bedroom, two bathroom, den
golf course, boundary bay, mount baker views

interior square footage: 1,918

exterior square footage: 668

total living space: 2,586



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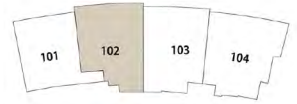
UNIT 102

*two bedroom, two bathroom, den
golf course, boundary bay, mount baker views*

interior square footage: 1,854

exterior square footage: 689

total living space: 2,543



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UNIT 103

two bedroom, two bathroom, den
golf course, boundary bay, mount baker views

interior square footage: 2,082

exterior square footage: 700

total living space: 2,782



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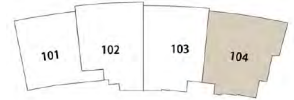
UNIT 104

two bedroom, two bathroom, den
golf course, boundary bay, mount baker views

interior square footage: 2,027

exterior square footage: 1,184

total living space: 3,211



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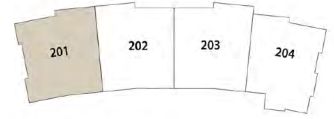
UNIT 201

two bedroom, two bathroom, den
golf course, boundary bay, mount baker views

interior square footage: 1,820

exterior square footage: 905

total living space: 2,725



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UNIT 202

*two bedroom, two bathroom, den
golf course, boundary bay, mount baker views*

interior square footage: 1,819

exterior square footage: 895

total living space: 2,714



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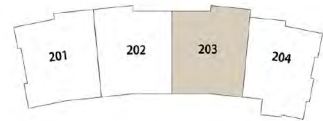
UNIT 203

two bedroom, two bathroom, den
golf course, boundary bay, mount baker views

interior square footage: 1,820

exterior square footage: 895

total living space: 2,715



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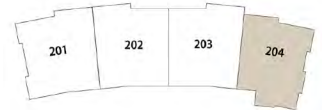
UNIT 204

two bedroom, two bathroom, den
golf course, boundary bay, mount baker views

interior square footage: 2,104

exterior square footage: 925

total living space: 3,029



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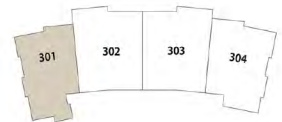
UNIT 301

three bedroom, two bathroom, den
golf course, boundary bay, mount baker views

interior square footage: 2,401

exterior square footage: 646

total living space: 3,047



THE
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AT 1212

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UNIT 302

*two bedroom, two bathroom, den
golf course, boundary bay, mount baker views*

interior square footage: 1,795

exterior square footage: 625

total living space: 2,420



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UNIT 303

two bedroom, two bathroom, den
golf course, boundary bay, mount baker views

interior square footage: 1,795

exterior square footage: 625

total living space: 2,420



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UNIT 304

two bedroom, two bathroom, den
golf course, boundary bay, mount baker views

interior square footage: 2,058

exterior square footage: 657

total living space: 2,715



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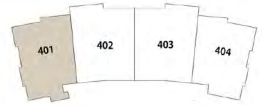
UNIT 401

two bedroom, two and 1/2 bathroom, den, storage
golf course, boundary bay, mount baker views

interior square footage: 2,106

exterior square footage: 635

total living space: 2,741



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UNIT 402

*two bedroom, two and 1/2 bathroom, den
golf course, boundary bay, mount baker views*

interior square footage: 1,785

exterior square footage: 615

total living space: 2,400



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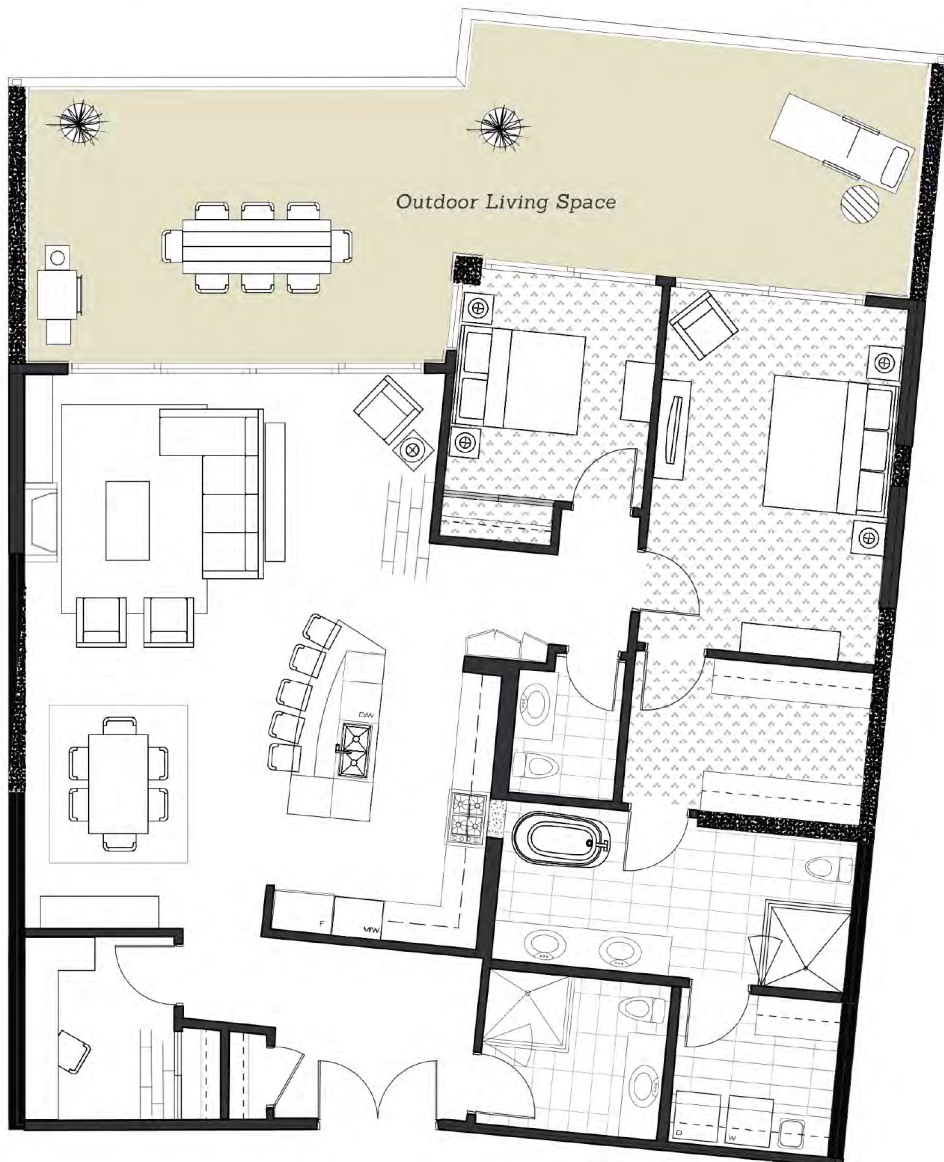
UNIT 403

two bedroom, two and 1/2 bathroom, den
golf course, boundary bay, mount baker views

interior square footage: 1,785

exterior square footage: 615

total living space: 2,400



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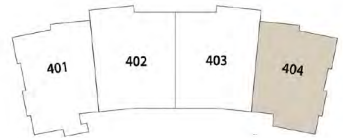
UNIT 404

two bedroom, two and 1/2 bathroom, den
golf course, boundary bay, mount baker views

interior square footage: 2,018

exterior square footage: 657

total living space: 2,675



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AT 1212

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VIEWS
SPACIOUS LIVING
UNRIVALED
CONVENIENCE

501 PENTHOUSE

*two bedroom, two and 1/2 bathroom, den
golf course, boundary bay, mount baker views*

interior square footage: 1,992

exterior square footage: 625

total living space: 2,617



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THE
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502 PENTHOUSE

*two bedroom, two and 1/2 bathroom, den
golf course, boundary bay, mount baker views*

interior square footage: 1,755

exterior square footage: 605

total living space: 2,360



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PENTHOUSE 503

*three bedroom, four bathroom, office, gym,
golf course, boundary bay, mount baker views*

interior square footage: 3,491

exterior square footage: 1,485

total living space: 4,976

