

THE ST. GEORGE

EAST VANCOUVER

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16 TRADITIONALLY INSPIRED
TOWNHOMES WITH MODERN INTERIORS
3 BEDROOM HOMES FROM 1353 - 1500 SQ FT

COMING APRIL
2014
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TODAY

Nicely poised between Main Street and the burgeoning Fraser Street corridor, this boutique collection of townhomes is truly centred. An established community well known by professionals and young families alike. The St. George lives here, surrounded by shops and amenities, in a neighbourhood filled with quiet charm. Only 16 townhomes will arise, offering the perfect blend of modern interiors and traditional street presence. A lush garden and lawn anchored within the property provides space to reflect, inspired by the families that will call this place home. The St. George is a rare opportunity to centre yourself – in the heart of everything great about East Vancouver.



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Plan A 3 Bed/2.5 Bath - 1500 SQFT

Plan A1 3 Bed/2.5 Bath - 1500 SQFT

Plan B 3 Bed/2.5 Bath - 1353 SQFT

Plan B1 3 Bed/2.5 Bath - 1477 SQFT

Plan B2 3 Bed/2.5 Bath - 1413 SQFT

Plan B3 3 Bed/2.5 Bath - 1454 SQFT

Plan B4 3 Bed/2.5 Bath - 1477 SQFT





EVERY DETAIL WORKS

Stuart Howard Architects have designed a tribute to classic city homes – with gabled roofs and bold heritage exteriors, complemented by open modern interiors. The combination is inspiring.

TIMELESS ARCHITECTURE MEETS REFINED DESIGN

- Graceful, contemporary Craftsman architecture
- Inviting brick-and-siding exterior with extensive wood trim
- Cream tone-on-tone exterior colour palette with contrasting black entry doors, roof and metalwork
- Substantial Starline black vinyl, double-glazed casement windows
- Expansive, landscaped green space features beautifully-manicured lawn, pleasant walking paths and comfortable benches
- Defined sand play area with feature rocks and log for children
- Private, paved courtyard patios bordered by lush planter beds and privacy screens with opportune gas BBQ hook-ups

MODERN INTERIORS WITH THOUGHTFUL FINISHES

- Sophisticated raised entry landing featuring 12"x24" warm grey porcelain tile
- 5" engineered hardwood flooring in Seattle Oak throughout main floor living
- Soft and durable, 100% recycled Shaw Nylon carpeting in Sea Spray throughout bedrooms and hallways
- Semi-Gloss, low VOC paint on doors, trims, walls and ceilings
- Craftsman-style 6" baseboards pair with detailed two-piece door header trims
- Maytag full sized stackable front loading washer and energy performance dryer with auto sense dry setting and humidity sensor for energy efficiency
- Three generous in-suite storage areas

BREATHE EASY: ADDITIONAL FEATURES

- Homes have been designed to Built Green Gold, Energuide 82 and LEED for New Homes standard:
 - High efficiency wall and foundation insulation reduces heat loss
 - Energy efficient appliances reduce heating and maintenance costs
 - Increased ventilation allows better temperature control in the home
 - Built Green using durable products reducing overall maintenance
 - Improved indoor air quality and environment with use of non harmful products and chemicals
 - Secure, private underground parkade with secured bike storage
 - Spacious parkade storage lockers for all homes
- Comprehensive "2-5-10" New Home Warranty by Travelers Insurance
 - 2 years for materials
 - 5 years for building envelope
 - 10 years for structural defects

INDULGENT, GOURMET KITCHENS

- Enjoy Frosty White shaker wood cabinets with Richelieu brushed nickel drawer pulls that open to reveal abundant storage space
- Luxury designed 1.25" polished PentalQuartz kitchen countertops in Clay Pebble
- Blanco undercounter stainless steel double basin sink and Grohe supersteel finish faucet with modern pull down
- Stylish energy efficient, stainless steel appliance package:
 - KitchenAid counter depth 21.8 cu.ft. french door style refrigerator with lower FreshChill freezer and ice machine
 - Sleek Panasonic Genius inverter microwave and Faber Cristal slim slideout rangehood
 - KitchenAid 30" self-cleaning gas range and oven
 - Fully-integrated Blomberg dishwasher

RELAXING BATHROOMS

- Convenient main floor powder room with beautiful Peatra Grey Caesarstone countertops
- Stunning Shaker cabinets in Frosty White with contemporary Richelieu brushed nickel drawer pulls
- Chelini rectangle undercounter lavatory sink and Caesarstone countertops in London Grey in ensuite and main bath
- Oversize, matte 12"x24" Fossil porcelain floor tile throughout all bathrooms and powders
- Understated, water-efficient Toto dual-flush toilets
- Modern Maax deep soaker acrylic bath tub with discreet armrests and luxurious polished chrome bathroom accessories and shower faucets by Grohe
- Serene, matte ceramic tile in bath and shower surround: Fresh White in main bathroom and calming Taupe in ensuite



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A BALANCED LIFE



The St. George is right at the midpoint between Main St. and the fast-burgeoning Fraser St. corridor. Green spaces, shopping, and amenities abound here. It's positioned for a very balanced life in Vancouver – for years to come.



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A COLLABORATIVE PARTNERSHIP

STUART HOWARD ARCHITECTS

Stuart Howard Architects designs landmark townhome developments that mesh with the existing streetscape and enhance it richly. This ethos of complementing a neighbourhood is in strong evidence at the Block at 12th and Kingsway and at Willow at Oakridge. At The St. George, the balance between bold traditionally-inspired presence, green space, and modern interiors satisfies Stuart Howard's philosophy of balancing timeless appeal with superior design. It's a strong statement for this established neighbourhood.

PERFORMANCE CONSTRUCTION

Performance Construction is committed to building homes that stand for generations. Bernie Godler heads a team with many decades of experience in construction management. Performance comes directly from the Progressive Construction family, one of B.C.'s premier construction companies. Notable projects include work for Vancouver General Hospital, Waterfront Centre and a host of successful and solid residential communities like The St. George. This depth of experience, and Performance Construction's commitment to the communities in which they work, ensures the absolute best in construction excellence.

SILK PROPERTIES

With a combined 58 years of experience, the principals of Silk Properties are focused on developing communities that create a positive, distinctive contribution to the streets on which they arise. The Jeffs Residences at Charles and Salsbury in the heart of Commercial Drive is a perfect example, with strong heritage exteriors and clean modern living spaces. The St. George follows the same philosophy, to create elegant new homes for this authentic central Vancouver location.

OCCUPY DESIGN

Jen Eden of Occupy Design believes the spaces we live in deserve our utmost thoughtfulness, care, and attention, and that the best designs are timeless. The end-user experience drives every decision that Occupy makes in creating interior spaces that emphasize clean lines and warm materials. At the St. George, the focus is on central gathering spaces, and plenty of storage to keep spaces serene and clear, all to complement an owners' instant connection with these homes.



Jeffs Residences by Silk Properties



5555 Dunbar by Occupy Design



Hamlin Mews by Performance Construction



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Thank you for your interest!

*Our Sales Team is always
happy to help and answer any
questions you may have.*



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