



PARK PLACE VILLAGE

THE FUTURE HOME OF YOUR DREAMS

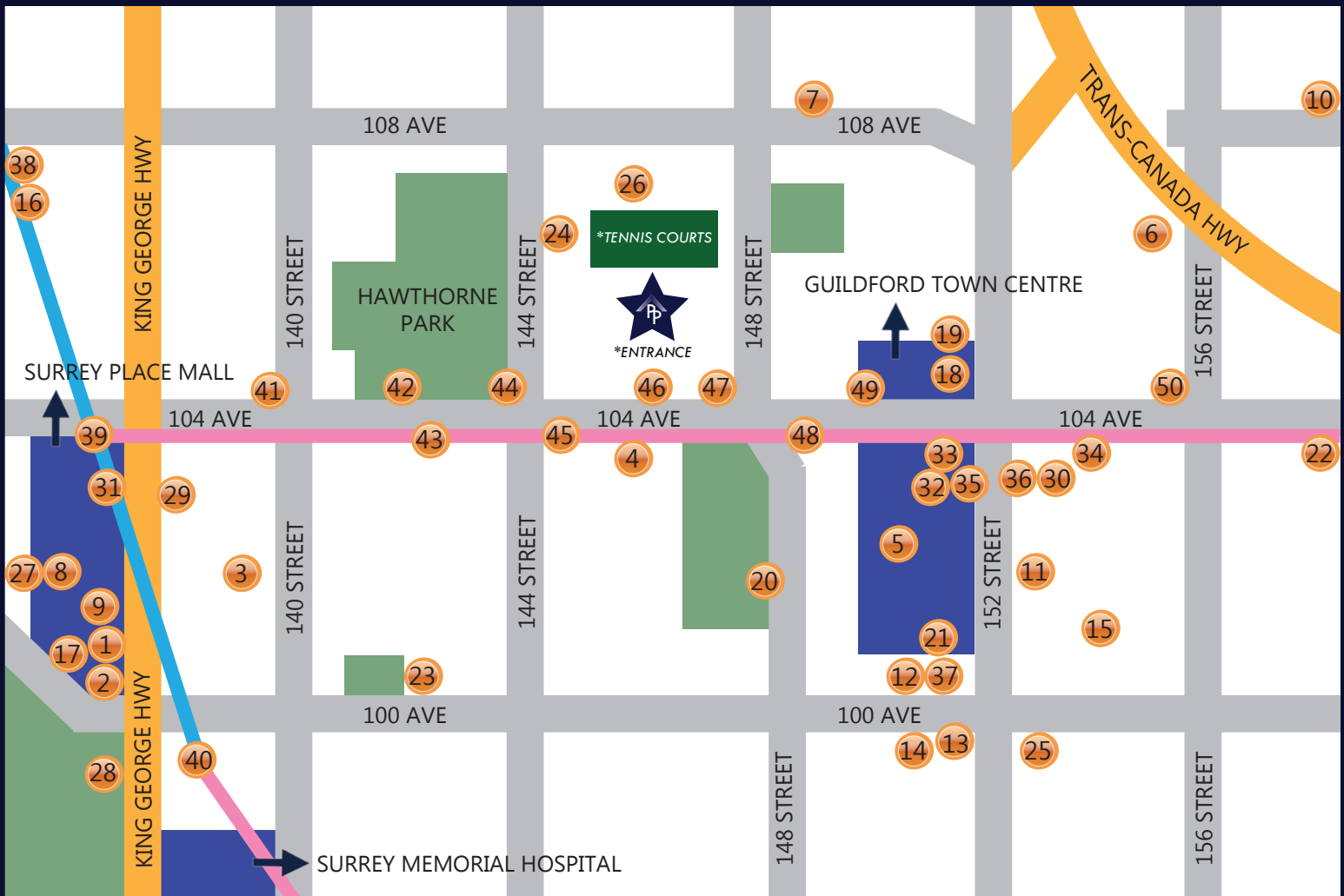


B C C O N D O S . N E T





Centrally located between Surrey's City Centre and most popular Guildford area, Park Place Village is a coveting upcoming residential community that allows for you to fulfill your family's immediate needs. Park Place Village will encompass 29 3-story luxury townhomes with an option to choose from 1 of 5 building views and 11 unit designs. Each unit will possess 3 or 4 bedrooms, 3 baths, a den, and 2 parking spaces (a double garage or a garage and carport). Nearby you'll find Surrey's 2 largest shopping centres, primary, intermediate and post-secondary schools, skytrain and bus transit systems, and easy access to major city routes and provincial highways. For your convenience and enjoyment you'll also find parks and recreation centres in close proximity. Whether you're a first-time home buyer or a retiree looking to downsize, Park Place Village simply allows you to choose a home that's best suited to your needs. Contact us today for more information.



Shopping

1. Target
2. Best Buy
3. Toys R Us
4. Superstore
5. Walmart
6. IGA Marketplace
7. T&T Supermarket Inc

Restaurants

8. Central City Pub
9. Boston Pizza
10. Moxie's Classic Grill
11. Earls
12. Boston Pizza
13. Nando's
14. The Keg
15. Guildford Station Pub

Recreational Centres & Leisure

16. Chuck Bailey Recreational Centre
17. Club 16 Fitness Centre
18. Guildford Library
19. Guildford Recreational Centre
20. Guildford Athletic Club
21. Empire Studio Movie Theatres
22. Fraser Heights Recreational Centre

Schools

23. Lena Shaw Elementary School
24. Mary Jane Shannon Elementary School
25. Johnston Heights Secondary School
26. Guildford Park Secondary School
27. Simon Fraser University
28. Sprott Shaw College
29. Canadian Tourism College
30. Guildford School of Music and Dance

Financial Institutions

31. HSBC Personal Banking
32. Scotiabank
33. CIBC
34. RBC Royal Bank
35. Coast Capital Savings Credit Union
36. BMO Bank of Montreal
37. TD Bank

Transit

38. Gateway Skytrain Station
39. Surrey Central Skytrain Station
40. King George Skytrain Station
- 41-50. Bus Routes

-  Skytrain Route
-  Future Skytrain Route

Marketed By:



Location:
14660 105A Avenue
Surrey, BC V3R 1V1

Contact:
Dharbinder Singh (Bob) Dhaliwal
(604) 617-7763
www.parkplacegulford.com

FEATURES

The Village

- Parks and recreational facilities in close proximity
- Professionally landscaped village
- Common area with children's play area

First Impressions – Exterior

- Long lasting laminated fibreglass shaker- style shingle roof
- Durable, low-maintenance vinyl siding and hardieplank shingles with timber struts
- Sturdy front doors with chrome lever door handles
- Large windows allowing for plenty of natural light
- Double garage or garage and carport

First Impressions – Interior

- Choose from 1 of 2 color palettes
- Easy-clean, high-quality paints used throughout
- Rich, wide-wood laminate flooring in living and dining areas
- Cut-pile nylon carpets in bedrooms, hallways and stairways
- Interior doors with modern detail finishing
- Gleaming chrome door handles
- Plane blinds on all windows, and parallel blinds on sliding doors
- Encircling baseboards

Kitchens

- Square-edge, flat panel, wood cabinetry
- Gourmet appliance package including stainless steel double-bowl kitchen sink with chrome levers and pull out spray
- Tasteful pendant and track lighting

Bathrooms

- Square-edge, flat panel, wood cabinetry
- Solid, square-edge quartz counter-tops and backsplash
- Modern-style floor tiles
- Under-mount basin sinks with chrome, single-lever faucets in ensuites
- Drop-in rectangular sinks with chrome, single-lever faucet in second bathrooms
- Vanity mirrors with custom wooden frames in main bath

Advanced Components Throughout

- 2 remote garage door openers
- Multi-function media ports
- Thermostat-controlled baseboard heating
- Area-fault circuits for added safety and security
- Hardwired carbon monoxide and smoke detectors for added safety

Color Scheme 1

Coming Soon

Color Scheme 2

Coming Soon

Warranty

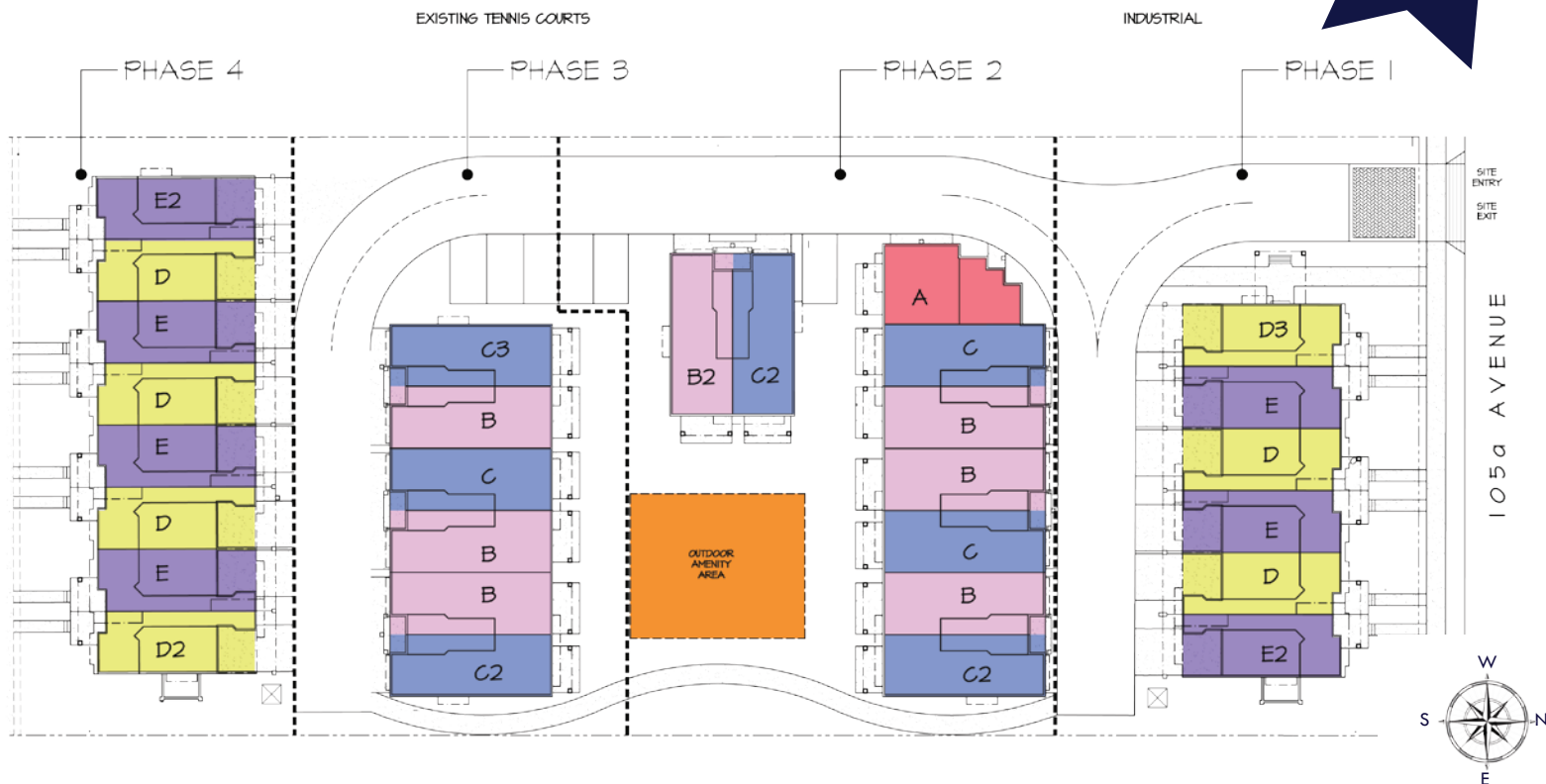
Comprehensive warranty protection by WBI, providing coverage for:

- 2 Year Materials and Labour Warranty (first 12 months: coverage for any defect in materials and labor, first 24 months: coverage for any defect in materials and labor supplied for the electrical and plumbing)
- 5 Year Building Envelope Warranty
- 10 Year Structural Defects Warranty



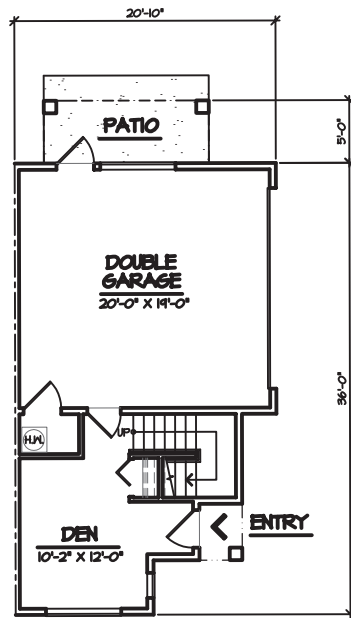


SITE PLAN

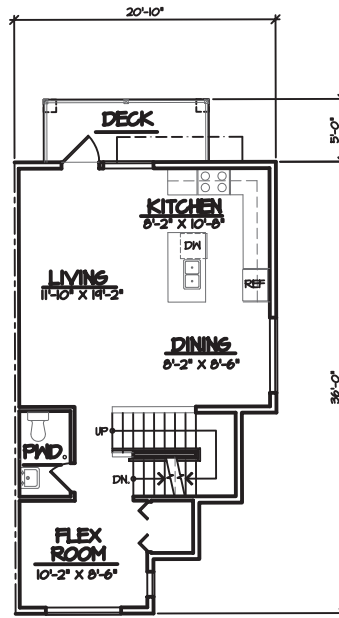




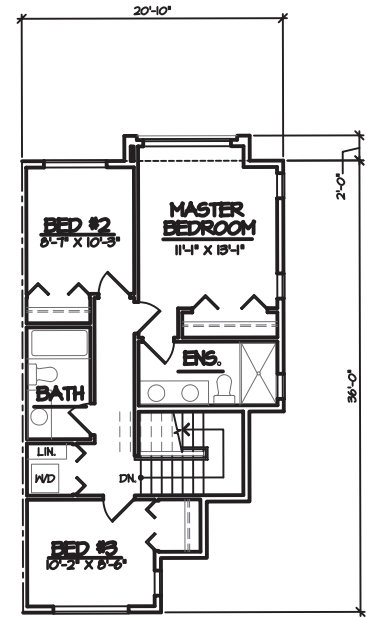
UNIT A



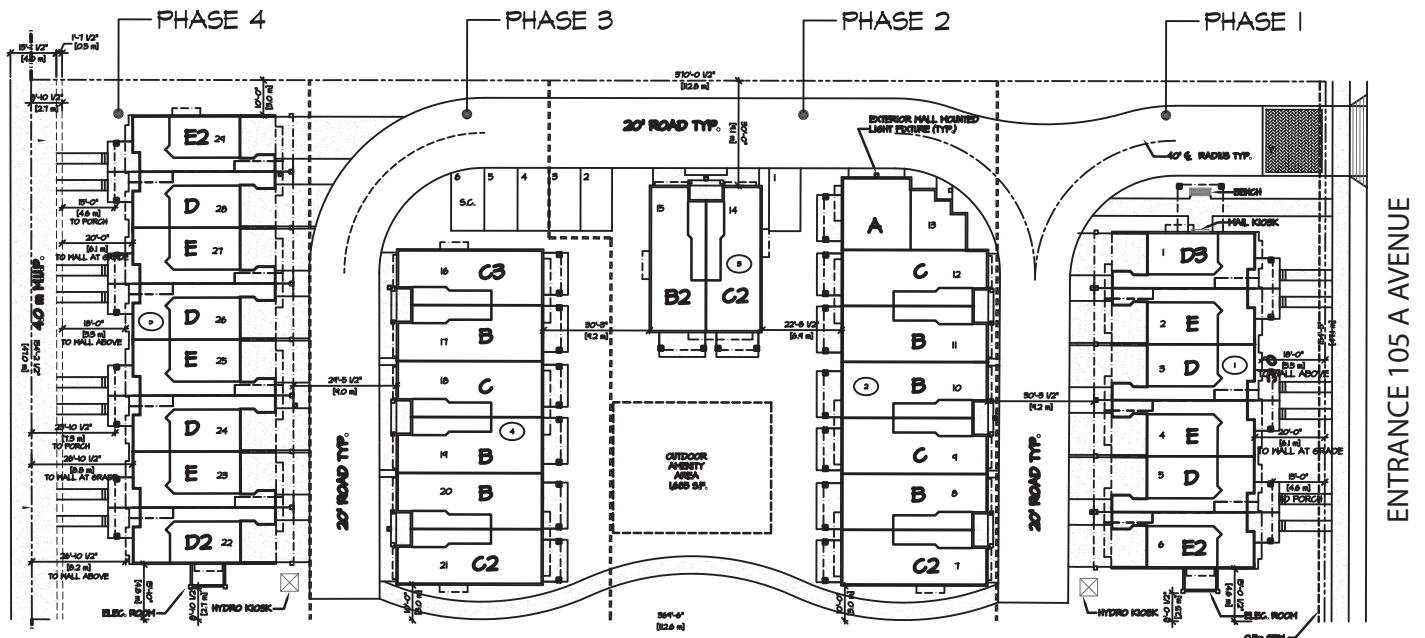
BASEMENT FLOOR PLAN
SCALE: 1/8" = 1'-0" **252 SF.**



MAIN FLOOR PLAN
SCALE: 1/8" = 1'-0" **660 SF.**



UPPER FLOOR PLAN
SCALE: 1/8" = 1'-0" **671 SF.**



DECK

FAMILY/NOOK
15'-4" X 10'-2"

KITCHEN
11'-8" X 10'-6"

DINING
11'-8" X 8'-6"

LIVING
11'-0" X 11'-6"

PWD

43'-0"

19'-0"

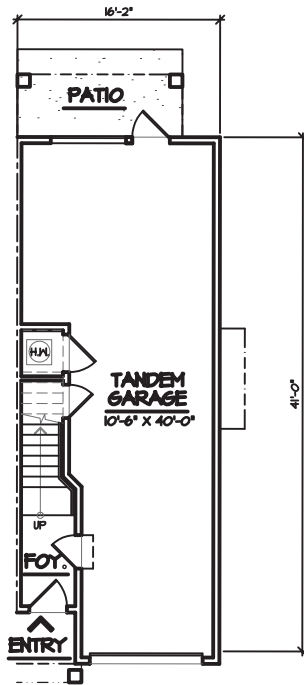
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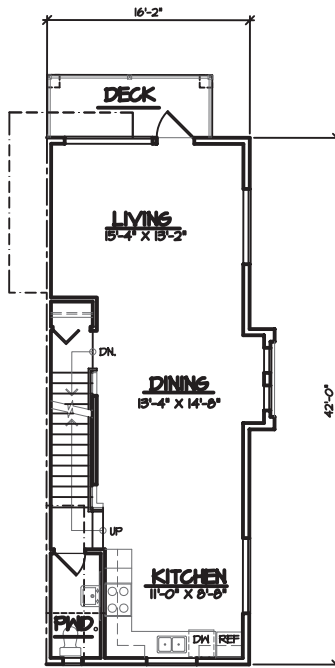
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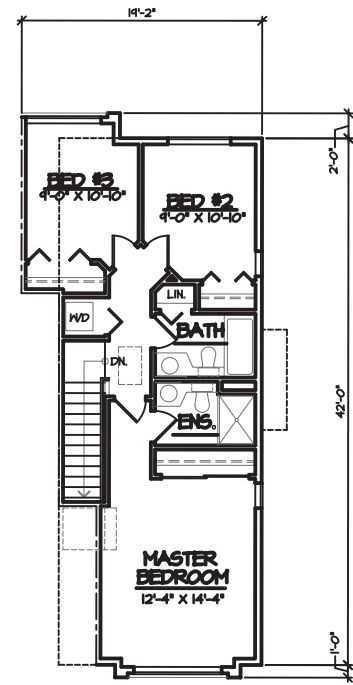
UNIT B2



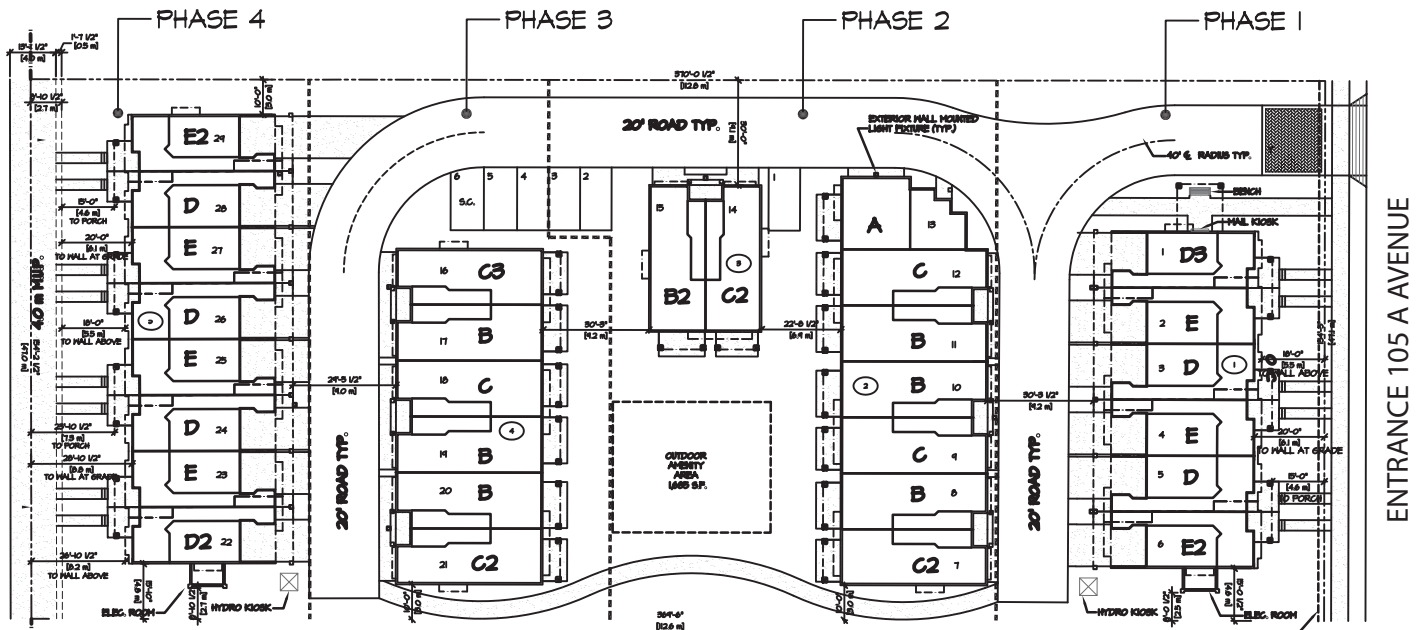
BASEMENT FLOOR PLAN
SCALE: 1/8" = 1'-0"
106 S.F.



MAIN FLOOR PLAN
SCALE: 1/8" = 1'-0"
643 S.F.

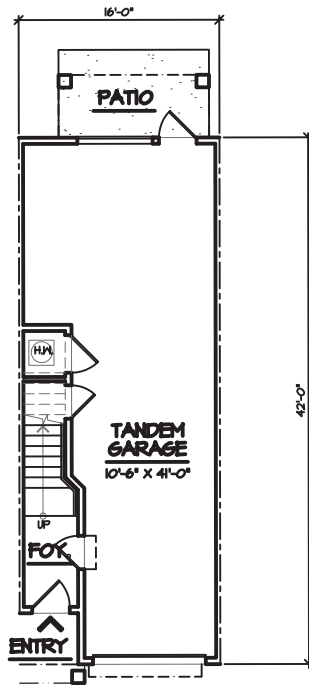


UPPER FLOOR PLAN
SCALE: 1/8" = 1'-0"
644 S.F.

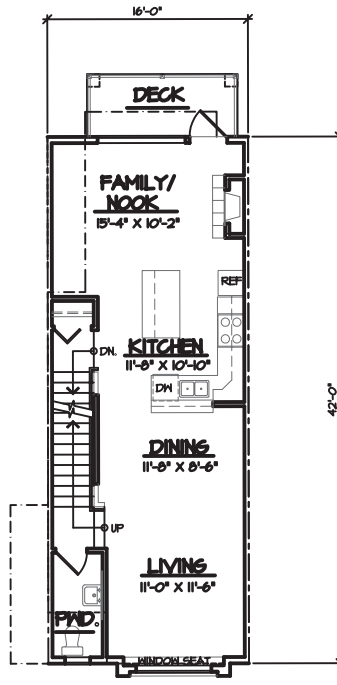




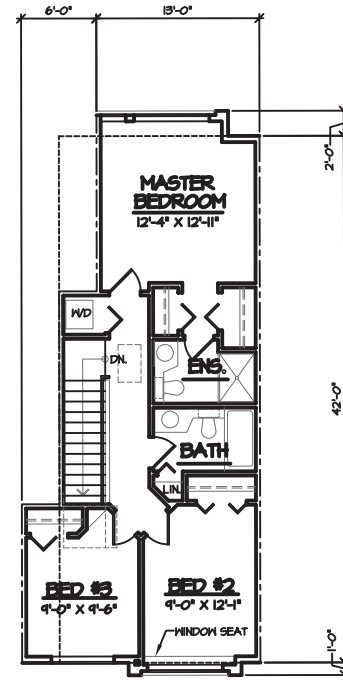
UNIT C



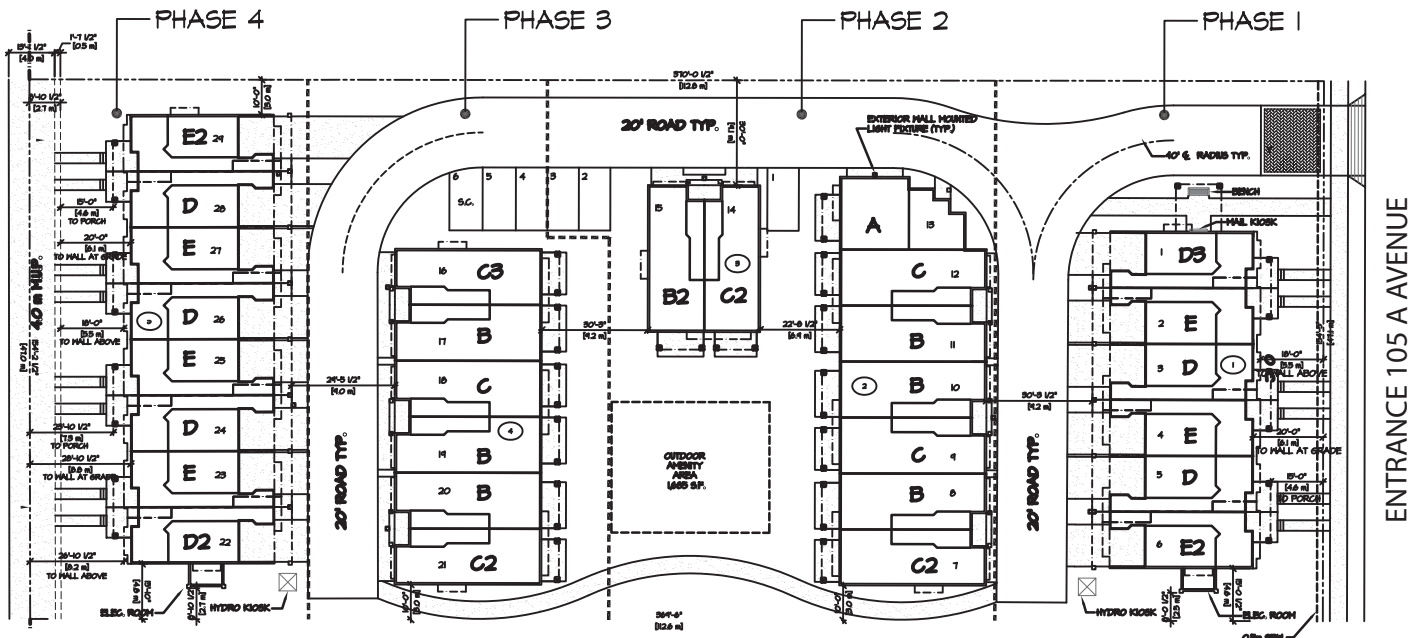
BASEMENT FLOOR PLAN
SCALE: 1/8" = 1'-0"
106 S.F.



MAIN FLOOR PLAN
SCALE: 1/8" = 1'-0"
679 S.F.

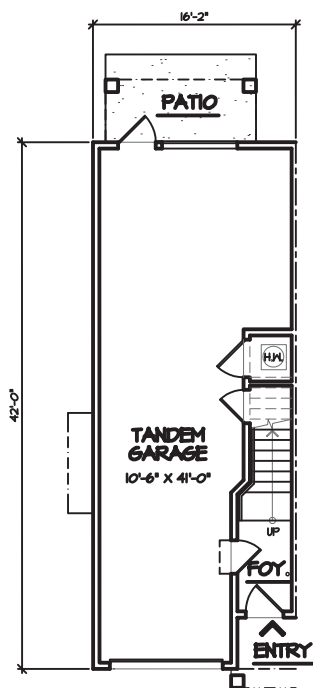


UPPER FLOOR PLAN
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647 S.F.





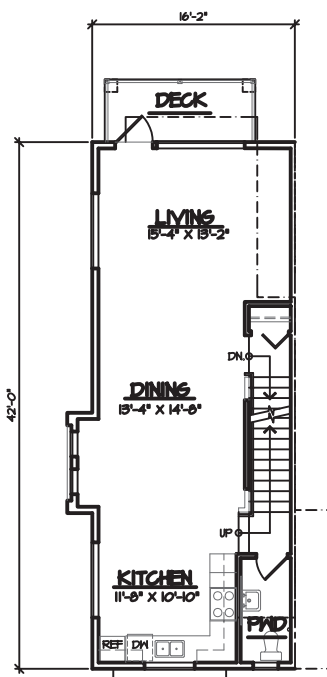
UNIT C2



BASEMENT FLOOR PLAN

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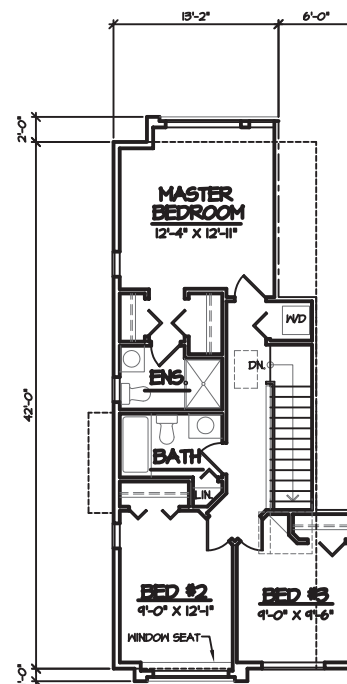
106 S.F.



MAIN FLOOR PLAN

SCALE: 1/8" = 1'-0"

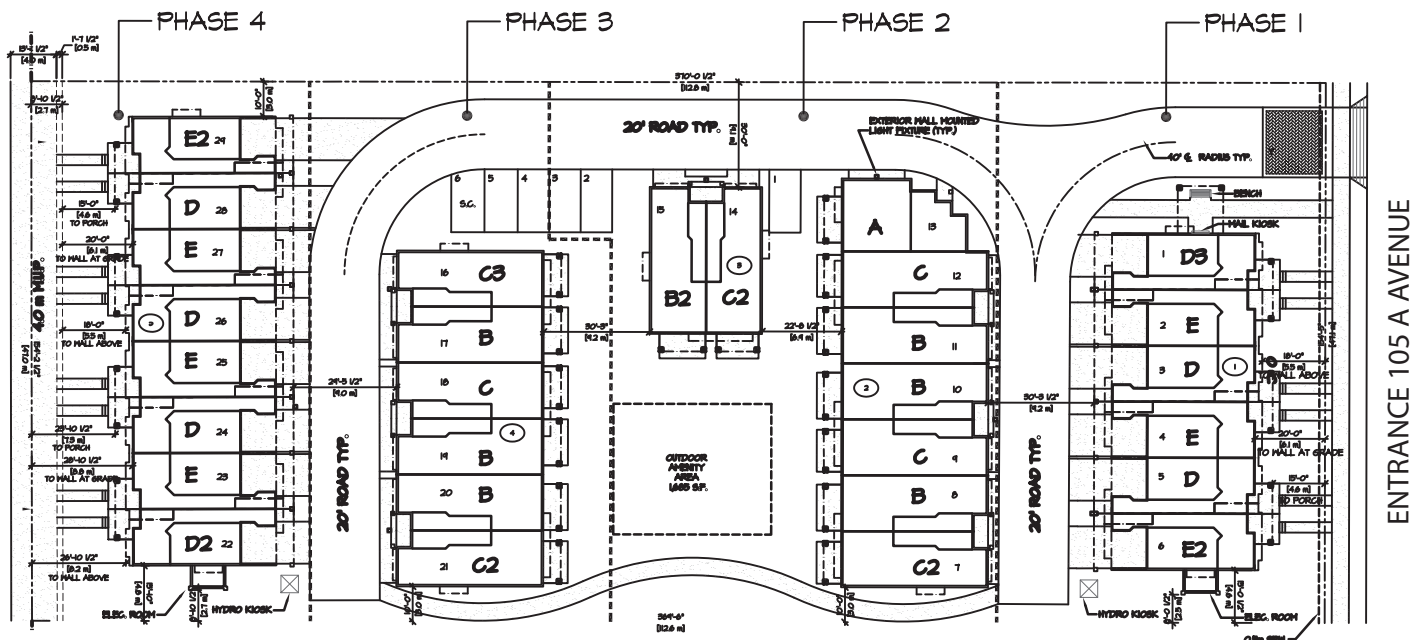
643 S.F.



UPPER FLOOR PLAN

SCALE: 1/8" = 1'-0"

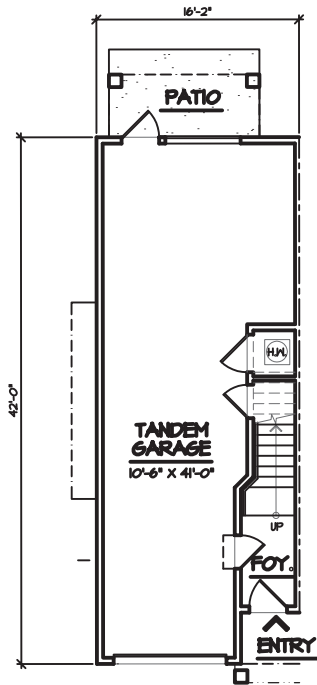
704 S.F.



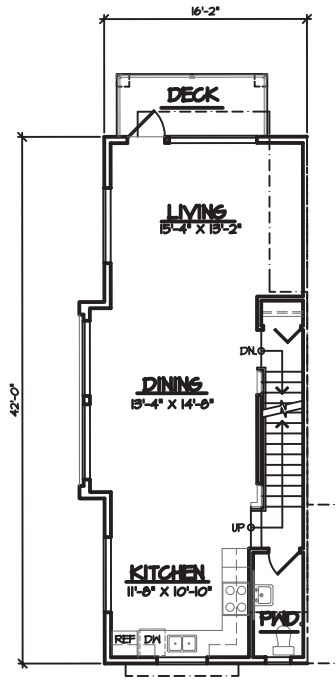
ENTRANCE 105 A AVENUE



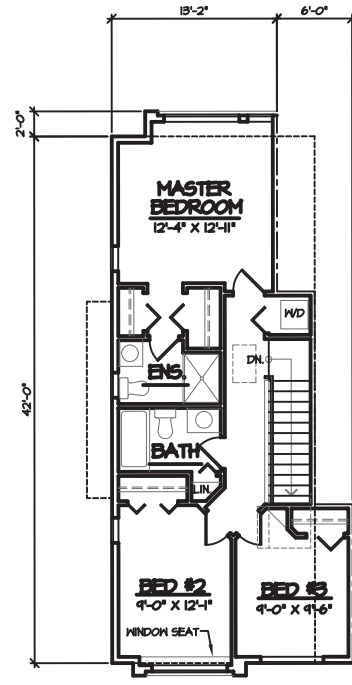
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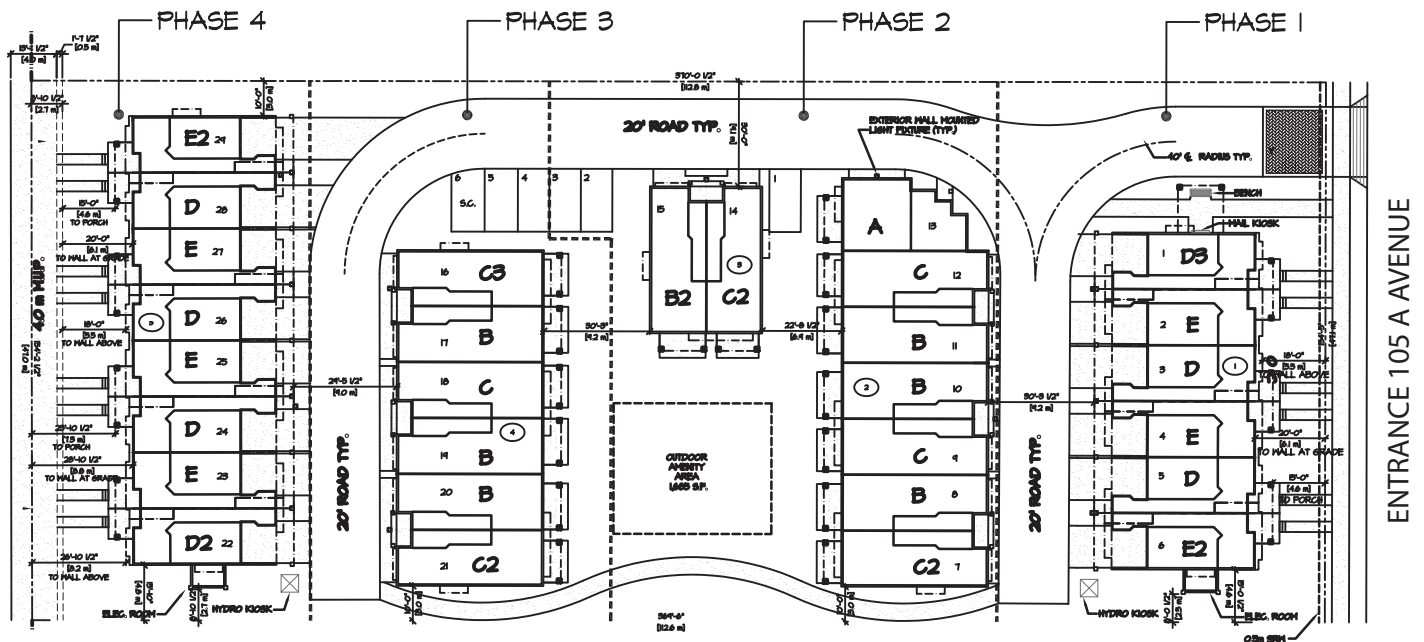
BASEMENT FLOOR PLAN
SCALE: 1/8" = 1'-0" 106 S.F.



MAIN FLOOR PLAN
SCALE: 1/8" = 1'-0" 106 S.F.



UPPER FLOOR PLAN
SCALE: 1/8" = 1'-0" 104 S.F.



Floor Plan Details:

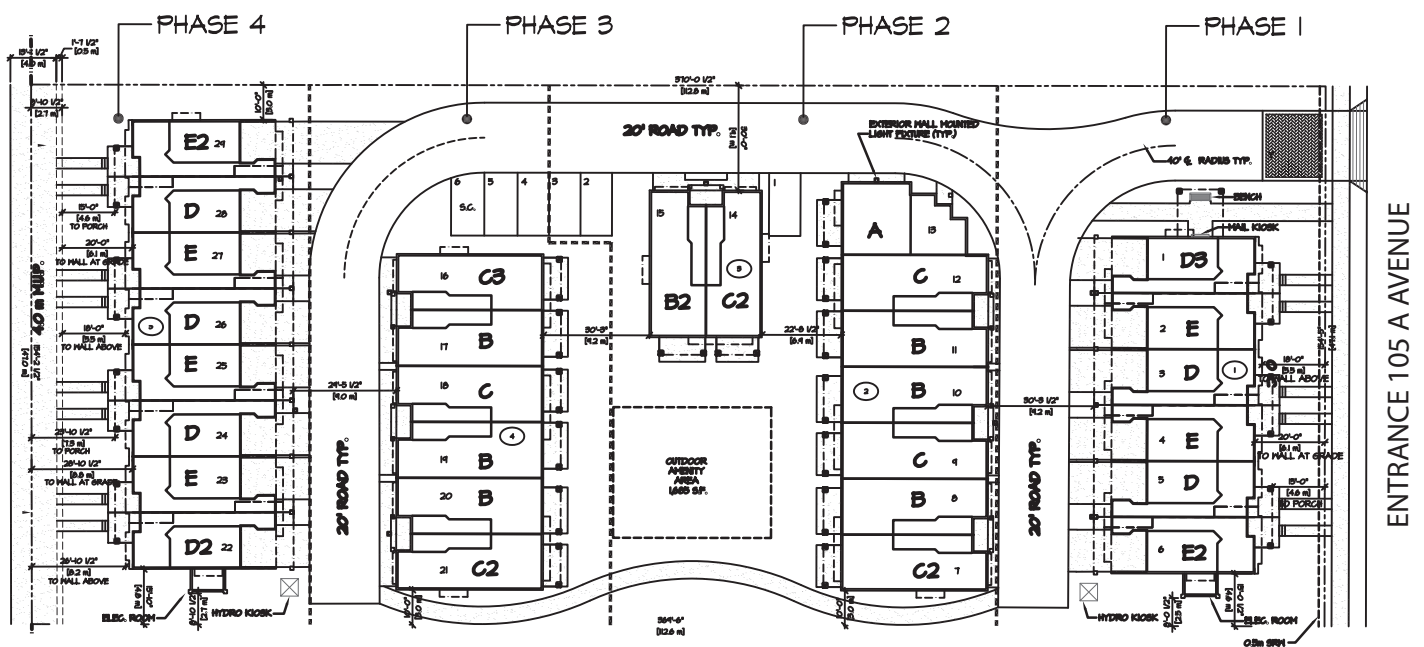
- BED #2:** 9'-0" X 10'-4"
- BED #3:** 9'-0" X 10'-4"
- BATH:** Includes toilet, sink, and bathtub.
- BG.:** Bedroom area.
- MASTER BEDROOM:** 12'-4" X 14'-5"
- W/D:** Washer/Dryer area.
- DN.:** Downward stairs.
- UP.:** Upward stairs.
- LANDING:** Central hallway area.
- CL.:** Closet.
- ENTRY:** Entrance area.

Dimensions:

- Overall width: 14'-0"
- Overall depth: 42'-0"
- Room depth (top right): 2'-0"
- Room depth (bottom right): 1'-0"

UPPER FLOOR PLAN

SCALE: 1/8" = 1'-0" 689 SF.



16'-2"

35'-0"

UP

HALL

DOWN

GARAGE
11'-6" X 20'-0"

41'-0"

UP

FOY.

DEN BED
7'-10" X 9'-6"

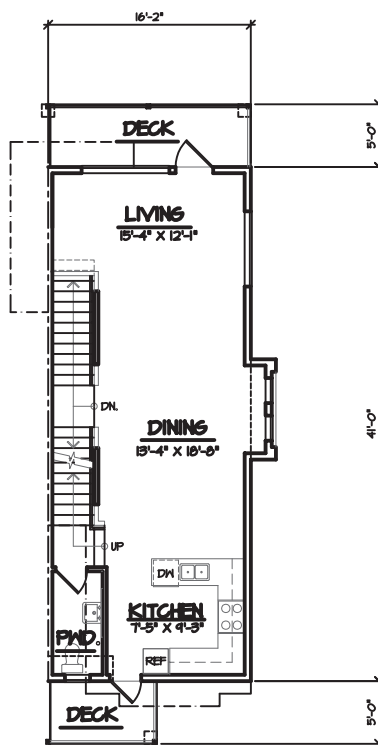
ENTRY

PORCH

35'-0"

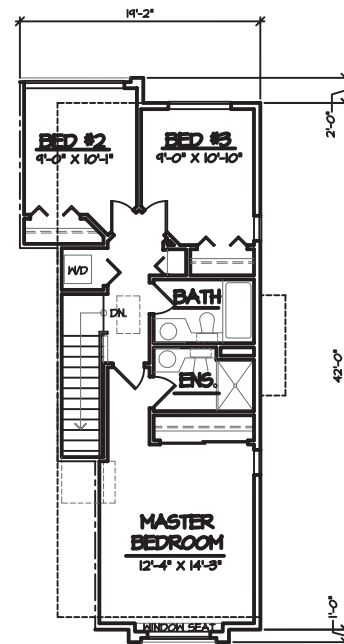
SCALE : 1/8" = 1'-0"

296 S.F.



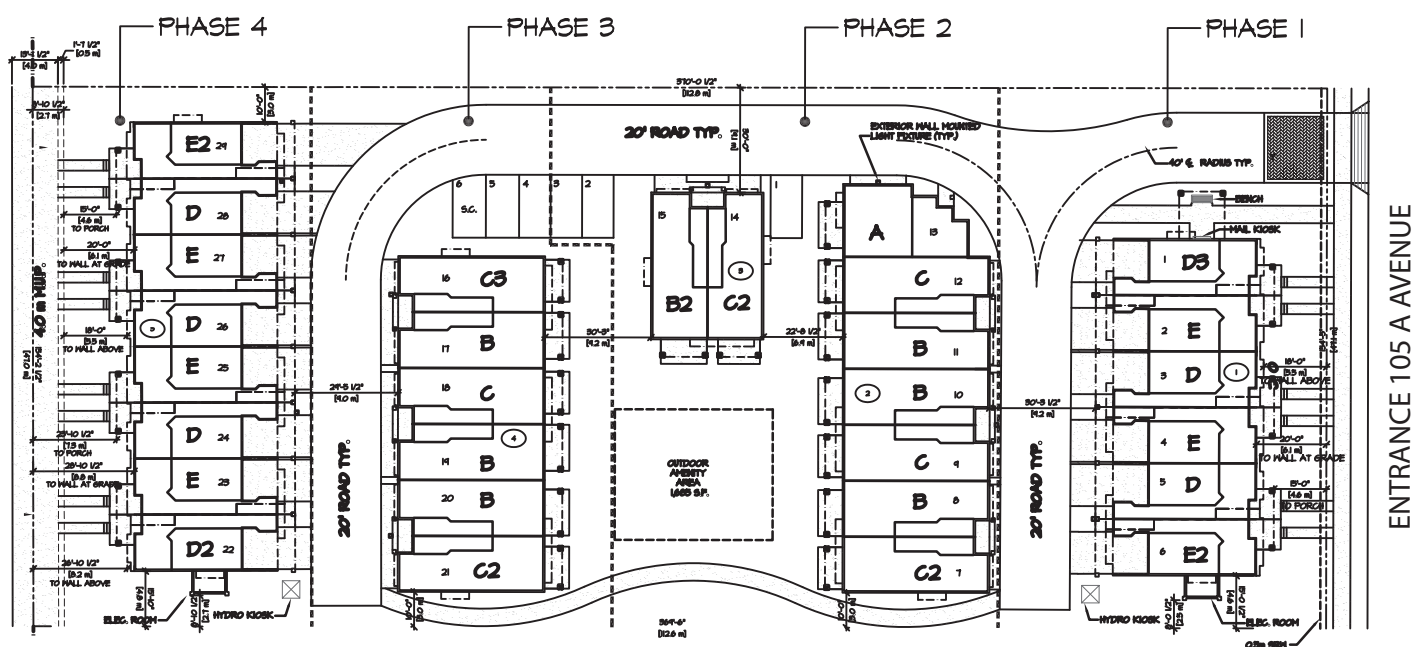
SCALE: 1/8" = 1'-0"

677 SF.

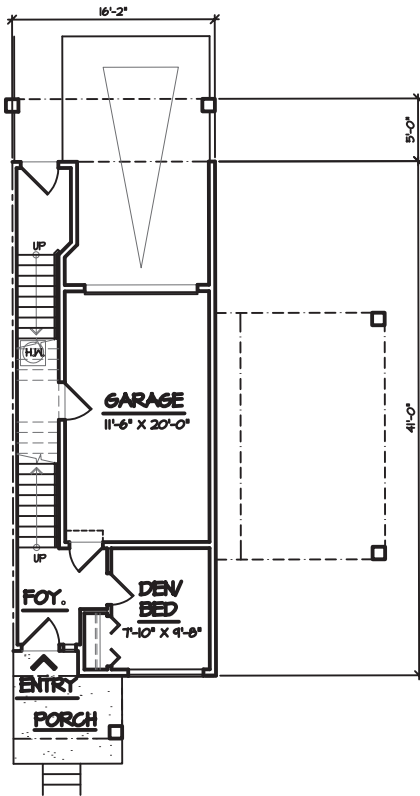


SCALE : 1/8" = 1'-0"

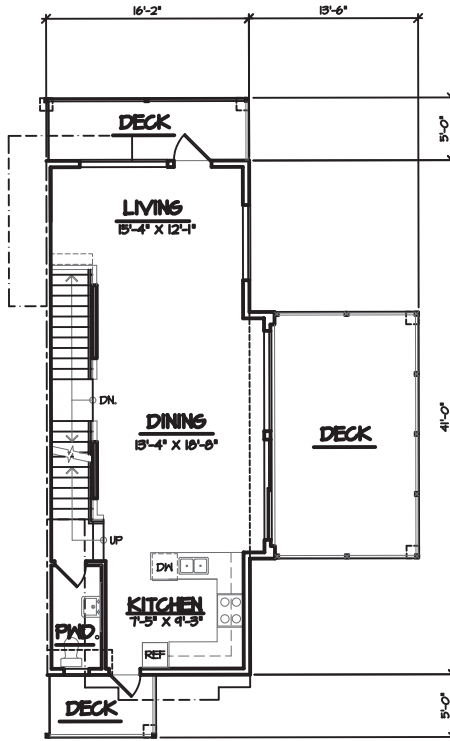
696 S.F.



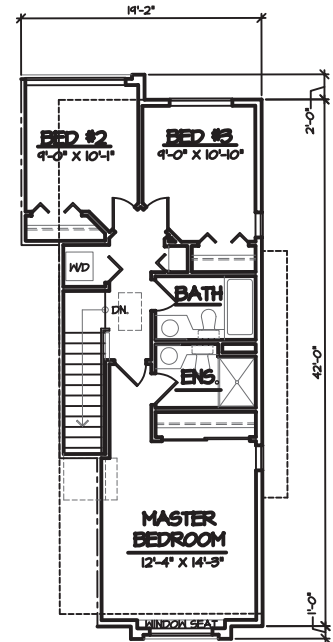
UNIT D3



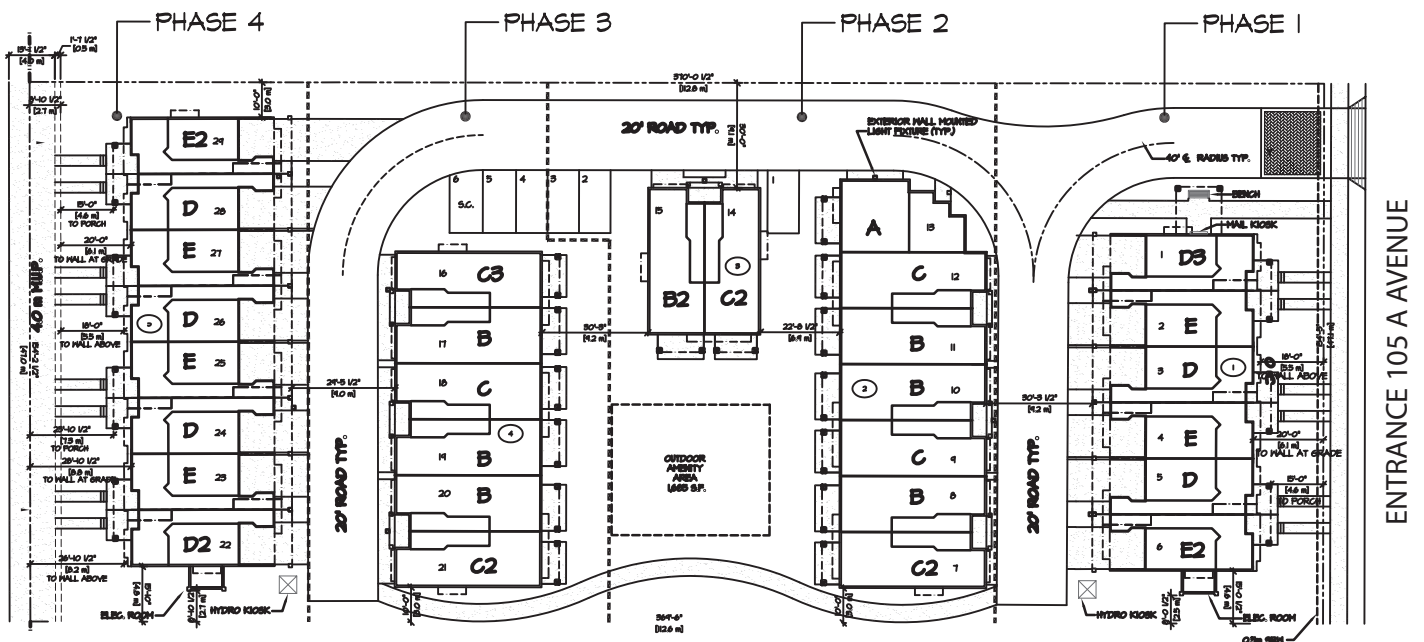
BASEMENT FLOOR PLAN
SCALE: 1/8" = 1'-0" **296 S.F.**



MAIN FLOOR PLAN
SCALE: 1/8" = 1'-0" **646 S.F.**

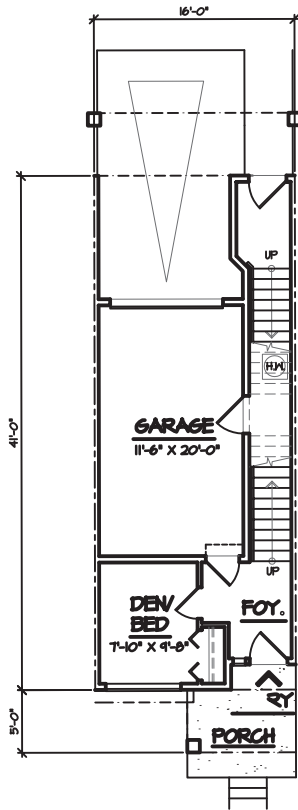


UPPER FLOOR PLAN
SCALE: 1/8" = 1'-0" **646 S.F.**

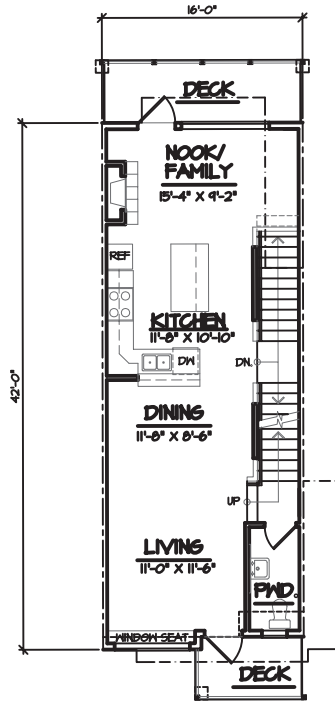




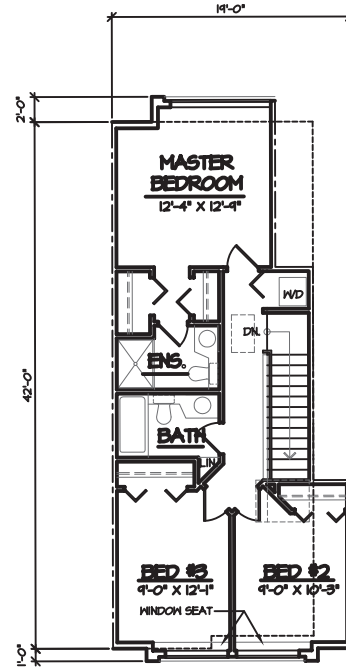
UNIT E



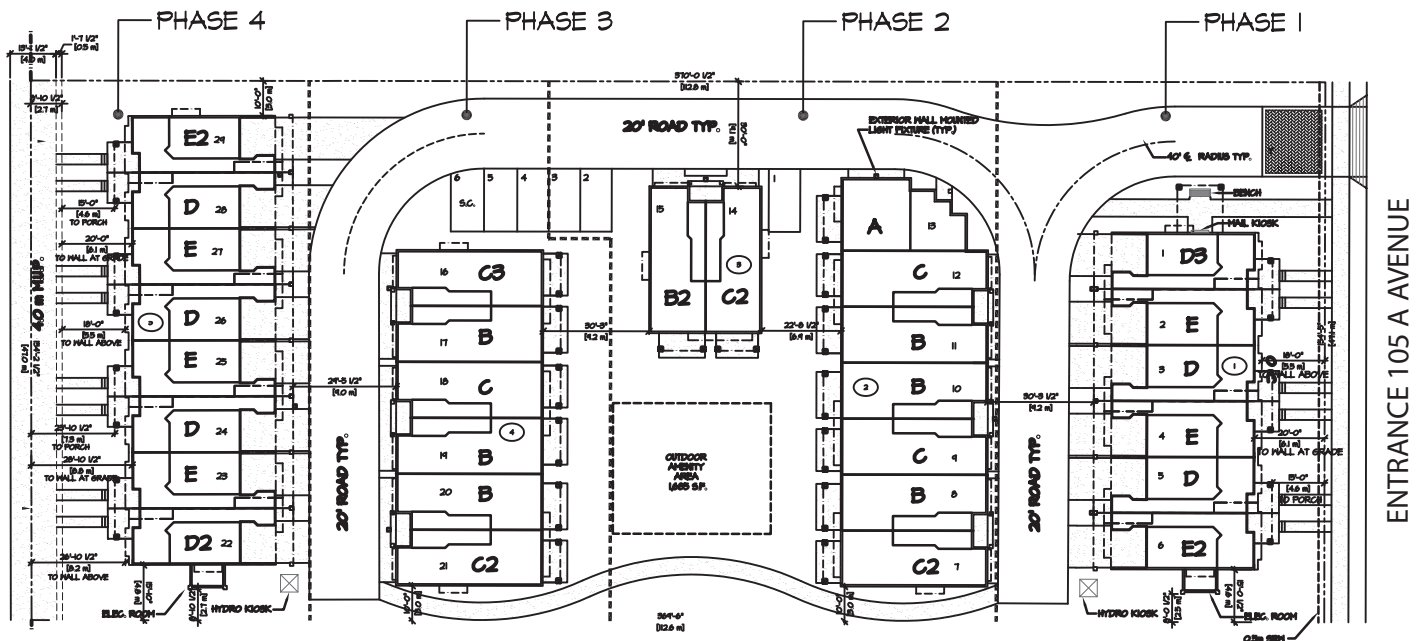
BASEMENT FLOOR PLAN
SCALE: 1/8" = 1'-0" **294 SF.**



MAIN FLOOR PLAN
SCALE: 1/8" = 1'-0" **664 SF.**

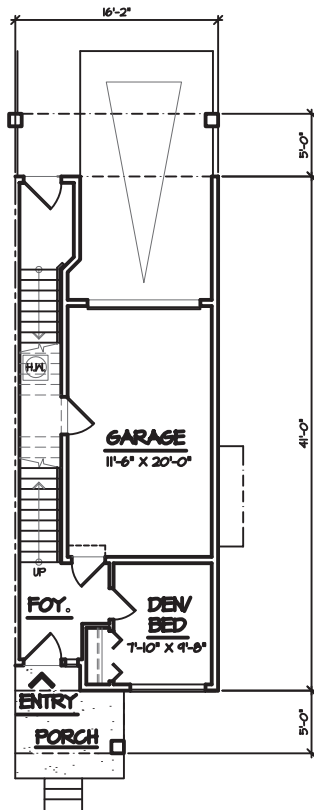


UPPER FLOOR PLAN
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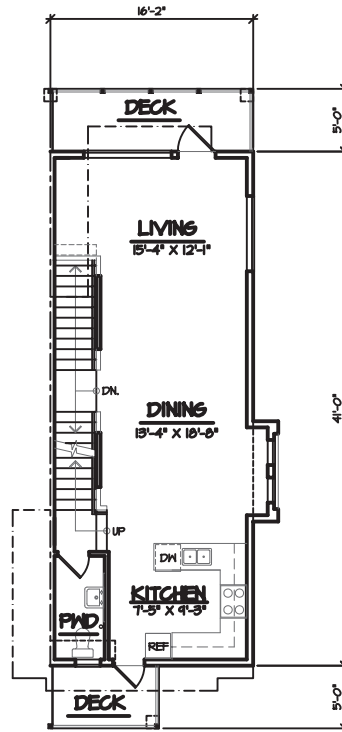




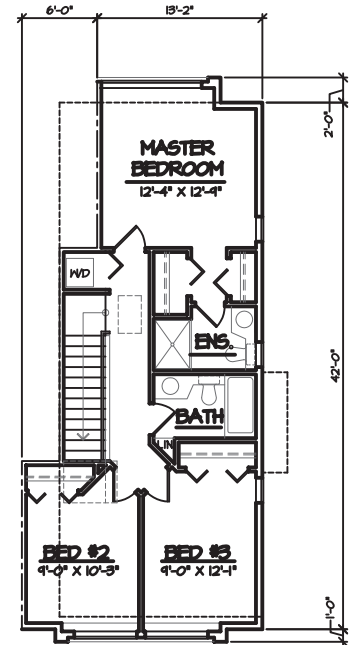
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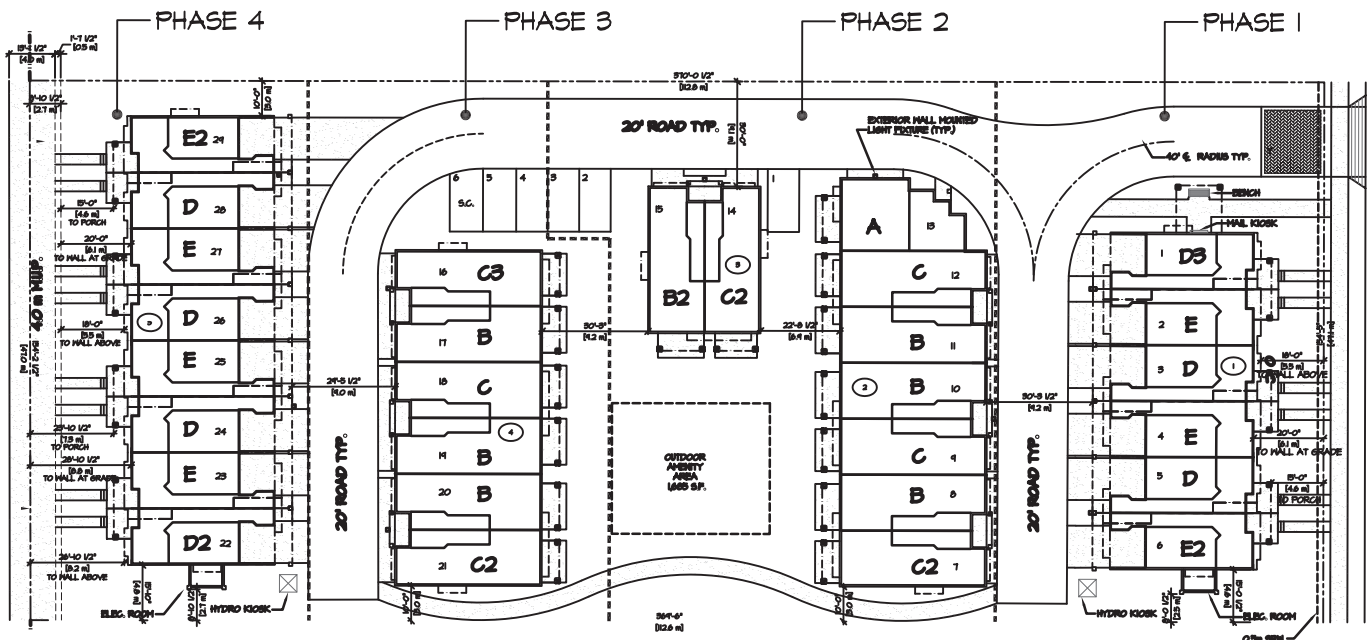
BASEMENT FLOOR PLAN
SCALE: 1/8" = 1'-0"
296 S.F.



MAIN FLOOR PLAN
SCALE: 1/8" = 1'-0"
671 S.F.



UPPER FLOOR PLAN
SCALE: 1/8" = 1'-0"
711 S.F.



ENTRANCE 105 A AVENUE