

Aviida

Located in the Norquay Village of East Vancouver, AVIIDA is set in a quiet oasis amongst this growing neighbourhood and community. Don't miss out on the opportunity to own a home in AVIIDA today.

2 & 3 Bedroom Luxury Townhomes

Sophisticated & Contemporary Design

AVIIDA by Azora Group consists of a collection of 10 beautiful & modern townhomes, located on a peaceful and lush tree-lined street. Norquay Village, is becoming increasingly popular, combining a mature and progressive community with a strong vision for the future.

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ABOUT

At-A-Glance

- 10 two and three bedroom townhomes
- 6 unique and well-designed floorplans
- Select units with private rooftop decks
- Select units with lockoff units (legal rental suite)
- Sophisticated exterior design with modern interiors
- Quiet tree-lined setting in the heart of Norquay Village
- Amazing views from the private rooftop decks
- 1 bike storage locker for each home
- Most homes come with a parking space
- Sprinklered building & security system with keypad for alarm
- 2 - 5 - 10 year Pacific Home Warranty





EXTERIOR

Architecture

- Contemporary architecture and detailing
- Hardie Plank and Hardie Shingle siding
- Fir wood trim
- Large covered veranda front porch
- Large overhangs
- Lit walkways & tree lined streets
- South facing balcony (select units)
- Roof top deck with mountain views
- Patio (select units)

INTERIOR

Design Inspired by Luxury & Functionality



Contemporary Kitchens

- Kohler faucets
- LG/Samsung Stainless Steel appliances
- Quartz countertops w/Breakfast peninsula
- Full-height maple Shaker cabinets w/ soft-close hinges
- beveled subway tile backsplash
- Gemini sink with garburator



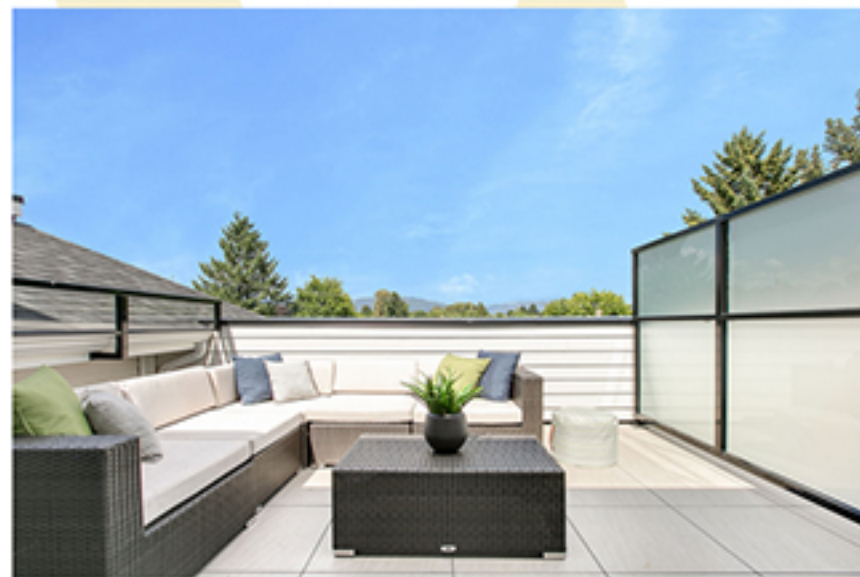
Stylish Finishes

- Light grey wide plank oak laminate floors, Maple cabinets
- Chrome and brushed hardware throughout
- Contemporary glass and crystal pendant light fixtures
- 'Berkley' style contemporary interior doors
- Contemporary wood and glass interior hand railings



Appliances & Features

- Custom built-ins
- Samsung washer/dryer
- Riobel, Delta and Valley faucets in bathrooms
- Electric baseboard heaters
- LED pot lighting & modern glass lighting



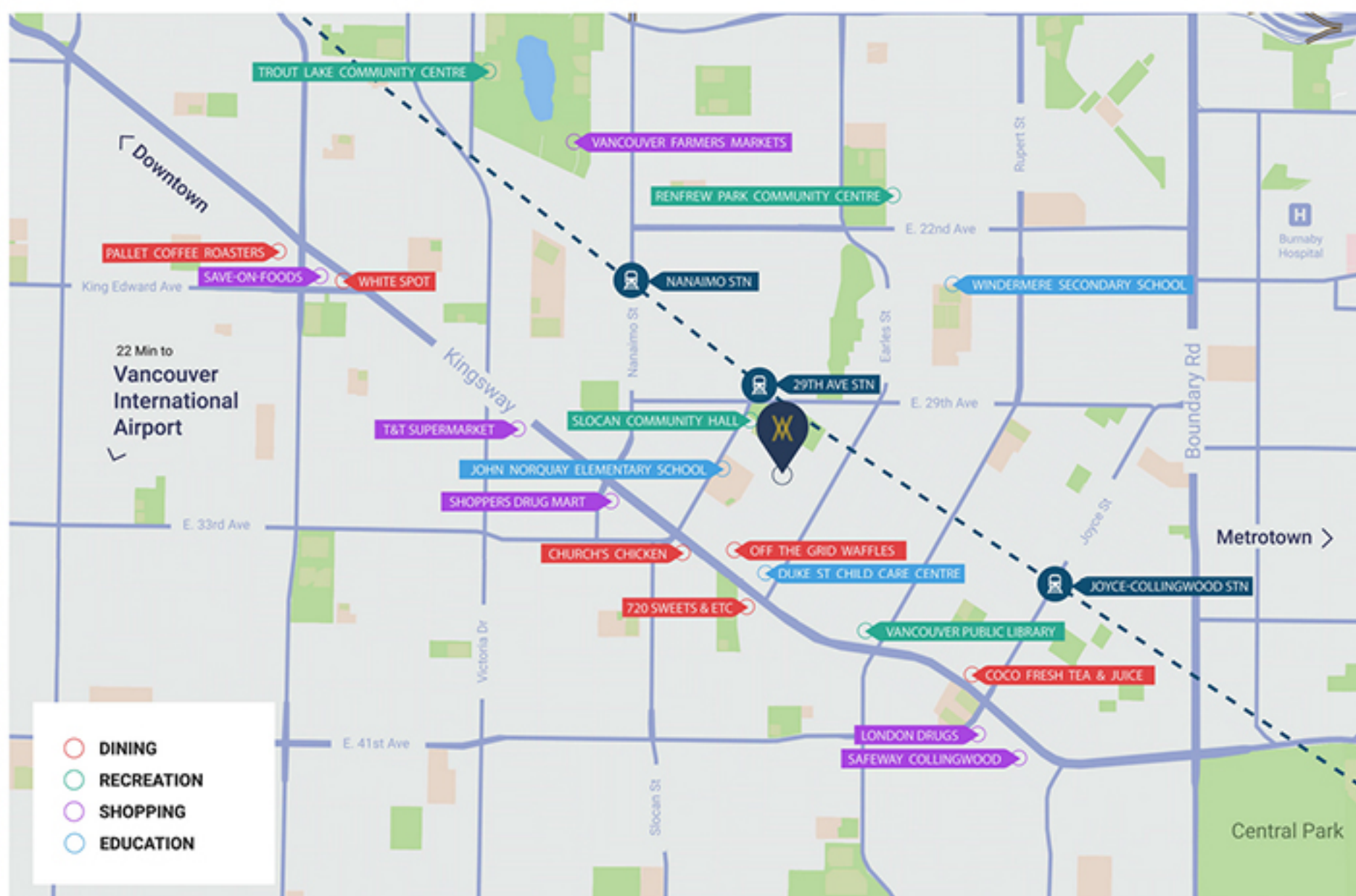
Select Units Offer

- Loft vaulted ceilings
- South facing balcony
- Rooftop deck with mountain views
- Sliding glass doors leading into south facing patio
- Secondary legal suite



A Charming Neighbourhood in Norquay Village

AVIIDA is located at 2717 Horley Street in Vancouver on a quiet, tree lined street. This neighbourhood is constantly evolving, attracting fresh new amenities including coffee shops and trendy restaurants to compliment the nearby parks, schools and public community facilities nearby. Located just a block away from all of the amenities along Kingsway, including restaurants, pharmacies, butcher shops, grocery stores and so much more.



Amenities:

- 29th Ave Skytrain Station (7 min walk)
- Safeway/BC Liquor Store
- Vancouver Public Library (Collingwood Branch)
- Famous Foods
- Shoppers Drug Mart
- Norquay & Slocan Park
- T & T Supermarket

Schools:

- Elementary: John Norquay
- Secondary: Windermere Secondary
- French Immersion Elementary: Laura Secord Elementary
- French Immersion Secondary: Vancouver Technical Secondary

Restaurants:

- King's Café
- Off the Grid Waffles
- Peaceful Restaurant
- The Captain's Boil
- Chili Pepper House
- Vegan Pizza House
- Coco Fresh Tea & Juice

Developer

Azora Development is a company that is mainly focused on developing residential projects in the City of Vancouver. Azora is built upon financial strength and previous experience of its principals as long-term licensed builders and real estate professionals. Azora Group is a family-owned Development and Construction company, whose values, long term vision and financial independence have enabled us to thrive throughout the economic ups and downs in the last 10 years. Our distinctive culture celebrates people, partnership and sustainability.

We are always exploring new ways for the construction industry to work together on strategic issues such as reducing waste and boosting skills. Uncompromising focus on customers and total commitment to safe delivery are the hallmarks of our business.

Architect

Gradual Architecture Inc is an experienced architectural design firm focusing on custom-designed homes, multi-residential, light industrial and commercial developments. Teamed up with a group of creative architects, designers, and skilled technicians, we are capable of providing full range of architectural services to our clients.

