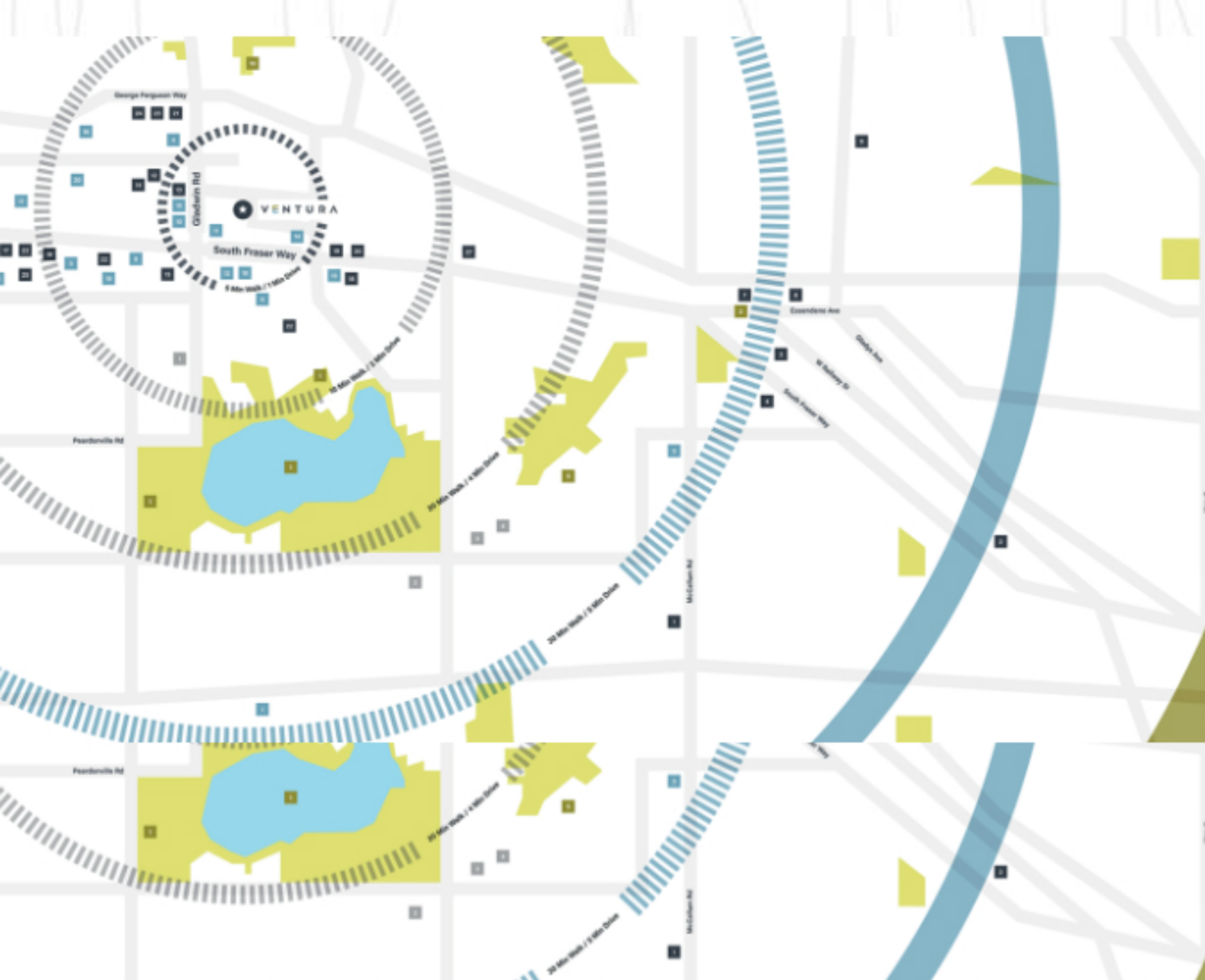




FOR A LIMITED TIME ONLY, OWN A HOME BY ONLY PUTTING 5% DOWN. MAKE NO OTHER PAYMENTS UNTIL THE TIME OF COMPLETION.



The City of Abbotsford has envisioned a community for the City Centre neighbourhood with an initiative titled ‘Plan 200K’

The plan outlines parks pedestrian-friendly infrastructure, as well as shopping, dining and residential housing. Location is key and we are proud to say that Ventura is the most central new offering within Abbotsford’s future City Centre neighbourhood plan.

LEARN MORE



At Ventura, you have the option to enjoy the luxury of natural gas appliances in your kitchen, laundry room and on your patio.

LEARN MORE



“I chose Ventura because of it’s central location”

PURCHASER TJ YAN

“Everything is within walking distance.”

PURCHASER YASMIN MARTINEZ

“Working with the team has been great”

REALTOR RAMON GUTIERREZ

HERE'S WHAT OTHERS ARE SAYING

VENTURA

CONTACT

(604) 859-6196
info@venturaabbotsford.com



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HOME IN THE CITY CENTRE



EATING	GROCERY & SERVICES	SCHOOLS	ENTERTAINMENT & RECREATIONS
1. Restaurant 62 2. Field House Brewing 3. Bow & Stern 4. Townhall Public House 5. Browns Socialhouse 6. Sprouted Oven 7. Oldhand Coffee 8. Duft and Co Bakehouse 9. Lepp Farm Market 10. Trading Post Brewing 11. Lou's Grill 12. Moxie's Grill & Bar 13. Gateway Pizza & Curry House 14. Denny's 15. Tim Hortons 16. Pizza Hut 17. Boston Pizza 18. IHOP 19. McDonald's 20. Red Robin Gourmet 21. Pacific Roasters 22. Starbucks 23. Ricardo's Pizza 24. Sushiwa 25. Afterthoughts 26. Original Joe's 27. White Spot	1. Abbotsford Regional Hospital 2. Tradex 3. Save-On-Foods 4. Real Canadian Superstore 5. SKT Farms Market 6. Walmart 7. Safeway 8. West Oaks Mall 9. Sevenoaks Shopping Centre 10. Scotiabank 11. TD Canada Trust 12. Royal Bank of Canada 13. BMO Bank of Montreal 14. Chevron 15. Fruiticana 16. Thumpers Patch 17. Canadian Tire 18. Shopper's Drug Mart 19. London Drugs 20. Club16 Trevor Linden Fitness 21. GoodLife Fitness	1. Centennial Park Elementary 2. Godson Elementary School 3. Abbotsford Middle School 4. Abbotsford Senior Secondary School 5. Terry Fox Elementary 6. W J Mouat Secondary 7. Colleen & Gordie Howe Middle School 8. Dormick Park Elementary 9. University of the Fraser Valley 10. Mennonite Educational Institute 11. Abbotsford Christian Elementary School	1. Mill Lake Park 2. Historic Downtown 3. Abbotsford Entertainment Centre 4. The Reach Gallery Museum 5. Abbotsford Arts Centre 6. Castle Fun Park 7. Abbotsford Recreation Centre 8. Matsqui Recreation Centre 9. Abbotsford Exhibition Park 10. Horn Creek Park 11. Discovery Trail 12. Clearbrook Public Library

ABSOLUTELY ABBOTSFORD

Let's be honest, the real star of the Fraser Valley will always be Mother Nature. Every outdoor activity you can imagine is enhanced here, by the temperate climate, diverse ecosystems, and picturesque landscapes. And the exciting future of the Fraser Valley is here, in the heart of Abbotsford. Recent advancements and planned revitalization of Abbotsford's City Centre has spurred confidence and growth in the area. The diversity of its residential, commercial, recreational and gastronomic experiences are attracting new visitors and residents alike. Of course, the stunning backdrop, affordable cost of living, and easy access to Vancouver and the Okanagan doesn't hurt either.

ABBOTSFORD'S CITY CENTRE

Recently, the City of Abbotsford introduced the Plan for 200K which details the City's vision for the future of Central Abbotsford and how it plans to accommodate the expected increase in population. The plan outlines parks pedestrian-friendly infrastructure, as well as shopping, dining and residential housing. Location is key and we are proud to say that Ventura is the most central new offering within Abbotsford's future City Centre neighbourhood plan. Check out a detailed look at the plan by clicking [here](#).



AN ABUNDANT LIFE

Life in Abbotsford is about living, each and every day. Why wait for the weekend to do what you want to? Why let vacation time decide when your most precious moments of discovery, adventure, and relaxation happen? Life in Abbotsford is the daily practice of inhaling the freshness of life, and exhaling the joy that comes from doing what matters – day in, day out. In that spirit, life at Ventura is about embracing the abundance of life in Abbotsford, by living in the centre of it all.





TIMELESS DESIGN

Ventura homes offer timeless design in your choice of colour scheme, both incorporating clean lines with transitional elements that resonate quality. “Ash” offers rich tone-on-tone grey cabinetry with light ash wood flooring to create subtle, but dramatic contrast. “Classic” features honey-hued wood flooring with creamy-white cabinetry and taupe accents – a truly timeless combination that won’t go out of style. Every detail is worth noting, and the feeling that you made the right choice deepens with every passing day.



LOFTY 18' CEILINGS



LARGE ISLAND WITH
BREAKFAST BAR IN MOST HOMES

FEATURES

Timeless Design

- Elevated sense of arrival with Ventura’s West Coast inspired architecture made timeless by soft tones, wood accents, and exposed brick
- Two designer colour schemes to choose from, Ash or Classic
- 9 foot ceilings as standard height, with top floor and select main floor homes boasting up to 10 feet
- Bright, open concept layouts with select homes being unique styled two-level lofts
- Generous sized patios and decks with select homes including large terraces and multiple outdoor spaces
- Whirlpool Stainless Steel Appliance Package inclusive of fridge, dishwasher, microwave, gas range, washer and gas dryer
- Gas features for efficiency and cost savings to homeowners
- Elegant pendant lighting over kitchen island
- Gentle soft-closing cabinet doors and drawers
- A combination between flat panel and shaker cabinetry, dependant on colour scheme
- Luxurious quartz kitchen countertops with textured white or desert tile backsplash
- Deep squared, double-bowl, undermount stainless steel kitchen sink
- Polished chrome accessories throughout home
- Water-resistant vinyl plank flooring throughout and broad loom nylon carpeting in bedrooms
- 2 inch faux wood blinds
- Undermount Kitchen Lighting
- Quartz countertops in your bathroom or ensuite depending on home

Peace of Mind

- Backed and insured with the comprehensive third party warranty by the industry leader Traveler’s Guarantee
- 2 years on Workmanship and Materials
- 5 years Water Penetration
- 10 years Structural Defects
- Gated well-lit underground parkade with FOB access
- Additional storage and parking available for purchase
- Hardwired smoke and CO2 detectors and sprinklers in all homes, balconies and common areas
- Ground floor homes pre-wired for home security system

Community and Lifestyle

- “The Fitness Studio”: featuring an in-building wellness facility including cardio equipment, free weights, bench, and yoga equipment
- “The Social Club”: indoor/outdoor dining and recreation includes a kitchen and bar with lounge and seating area
- “The Backyard”: complete with two covered pavilions, one hosting a bbq lounge while the other has seating surrounding a gas fire bowl. Pavilions are divided by a sports lawn for various outdoor activities of your choice.
- “Dog Wash Station”: Come home after a long walk around Mill Lake and bring your furry family member to the dog wash station and ensure your home stays clean and polished

Customize Your Home

- Air Conditioning completion or rough in
- Kitchen Appliance Upgrade and Butler’s Pantry
- Patio Gas BBQ Hookup
- White Wood Closet Organizers
- Vinyl Plank Flooring in Bedrooms
- Upgraded Washer and Gas Dryer

Home Entertainment

- A TELUS Welcome Home Kit that includes:
- Free Installation
- One Year Free Rental of TELUS HD Digital PVR
- One Year Free Optik TV
- One Year Free High Speed Internet with WIFI
- One Year Free Landline
- Fiber Optic Cable to your home
- 24/7 365 days a year technical support

The Luxury of Natural Gas

- At Ventura, you have the option to enjoy the luxury of natural gas appliances in your kitchen, laundry room and on your patio.
- A natural gas range not only provides a better cooking experience cooking food faster and more evenly, it also ensures you don’t go without a warm meal during a power outage. Every home includes a natural gas range.
- Gas dryers tend to run hotter than electric dryers, which means clothes can tumble for a shorter period. This can result in energy savings and lower wear-and-tear on the clothes themselves.
- The option for gas BBQ hook-up provides for a safer environment while also making it unlikely you will ever encounter a gas shortage during a family barbeque.
- Learn more about the benefits of natural gas by clicking [here](#).

SITE PLAN

1 BEDROOM + DEN

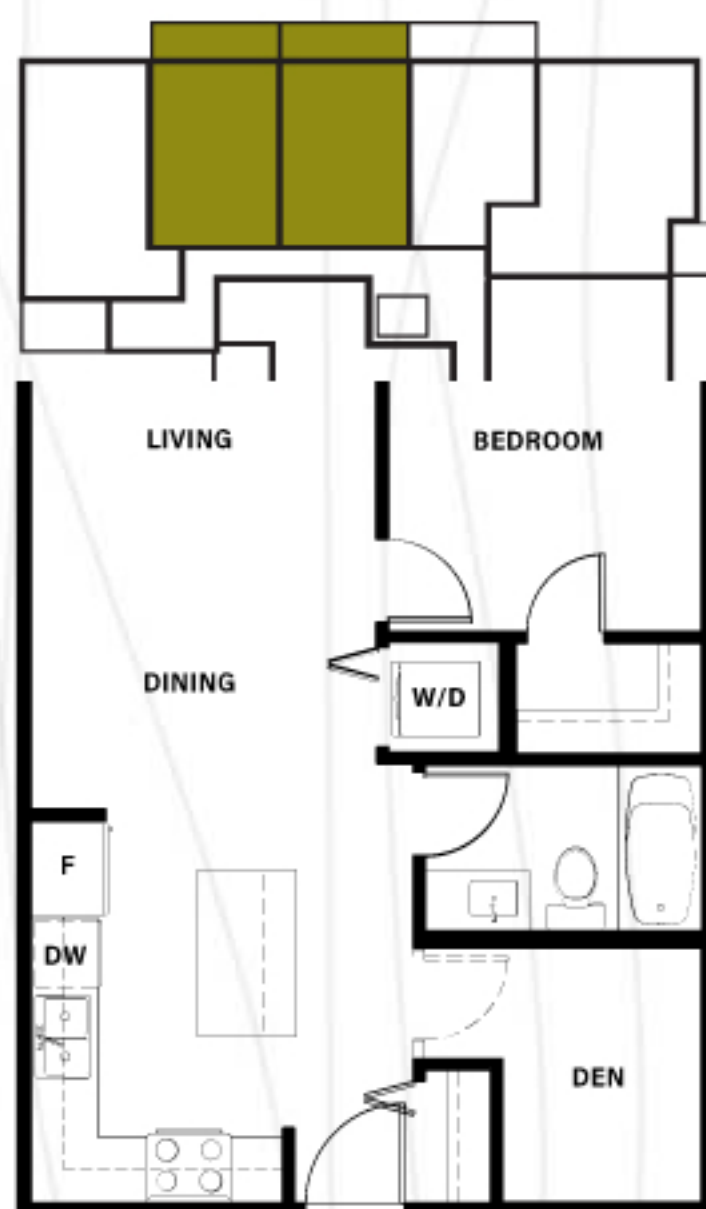
2 BEDROOM

2 BEDROOM + DEN

LOFT

Click to view a plan

PLAN C



PLAN C

1 BEDROOM + DEN, 1 BATH

630 sq.ft.

- Entertainer's Kitchen with island and snack bar.
- Extra pantry shelving for storage.
- Handy den for home office.
- 21 ft wide balcony.

REGISTER NOW

DOWNLOAD PLANS

DOWNLOAD FEATURES

GALLERY



THE VENTURA
VISIONARIES

Ventura Properties Ltd.

DEVELOPER

Ventura Properties Ltd. is the culmination of a multi-generational dream, born in Abbotsford and raised on values of enduring quality, craftsmanship, and care. Founded by the father-daughter team behind the RDC Group, Dan Ratzlaff and Carrie Dyck have spent the last 30 years on the very block Ventura will call home, laying the foundations and assembling the perfect team to create their vision of Abbotsford’s future.

The RDC Group is a local development company with roots in the Abbotsford community and surrounding Fraser Valley that reach back to the early 70’s. What began as a drafting and design business grew into a full-fledged development company, with a well-earned reputation for beautiful, high-quality buildings that make sense of their surroundings.

A strong sense of community and the group’s passion for collaborating with like-minded partners, has led to altogether unique and inspired projects that withstand the test of time. At Ventura, they have once again joined forces with their Abbotsford-based partner, Olivier Lamy of Pacific Hills Developments. Olivier has a proven track record for prompt and professional customer service and a commitment to building homes that bring comfort and peace of mind, through attention to detail and building strong relationships well known in the Fraser Valley.

Let our team welcome you HOME in our City Centre!



Fifth Avenue

SALES AND MARKETING

Established in 1980, Fifth Avenue specializes in the marketing and sales of new residential communities for developers throughout BC. A market leader in key suburban Fraser Valley neighbourhoods, strategic partnerships have ensured Fifth Avenue is also involved in the sales and marketing of communities with similar characteristics throughout Kelowna and Vancouver Island. Fifth Avenue’s residential housing expertise includes master-planned, high-rise and low-rise condominiums, townhomes, single family, resort, and mixed-used communities.

Focus Architecture

ARCHITECT

Serving British Columbia’s development community since 1972, Dan and Carrie turned to Focus Principal Colin Hogan’s exceptional design practice sense, problem-solving skills and holistic approach. With their desire for contemporary architecture and clean lines, inspired from as far away as Europe, and as close as Vancouver, Focus Archcitecture was the obvious choice for Ventura.

CONSTRUCTION UPDATES

August 31, 2020

August 2020 Construction Update

Our construction progress has been fun to watch the last while, as floor by floor is being added every two weeks. In fact, if you drive by in the next week, you will see walls and framing in place for all six floors already. The sub trades are all in motion with electrical and plumbing...

[Read More](#) →



July 3, 2020

June 2020 Construction Update

As we round the corner into the long-awaited summer season, construction is booming along nicely at Ventura. In June, the concrete work was completed on Level 1 and now lumber is on-site and the framing process is already well underway. The stunning columnar architecture of the 2-storey 1 Bedroom & Den loft units along Ventura...

[Read More](#) →



April 17, 2020

April 2020 Construction Update

This last month has brought a lot of change. With residential construction being an essential service, our construction crews have been diligently working to ensure new health and safety protocols are put in place and being followed by all team members on-site. The overall health and safety of our team members and the community as...

[Read More](#) →

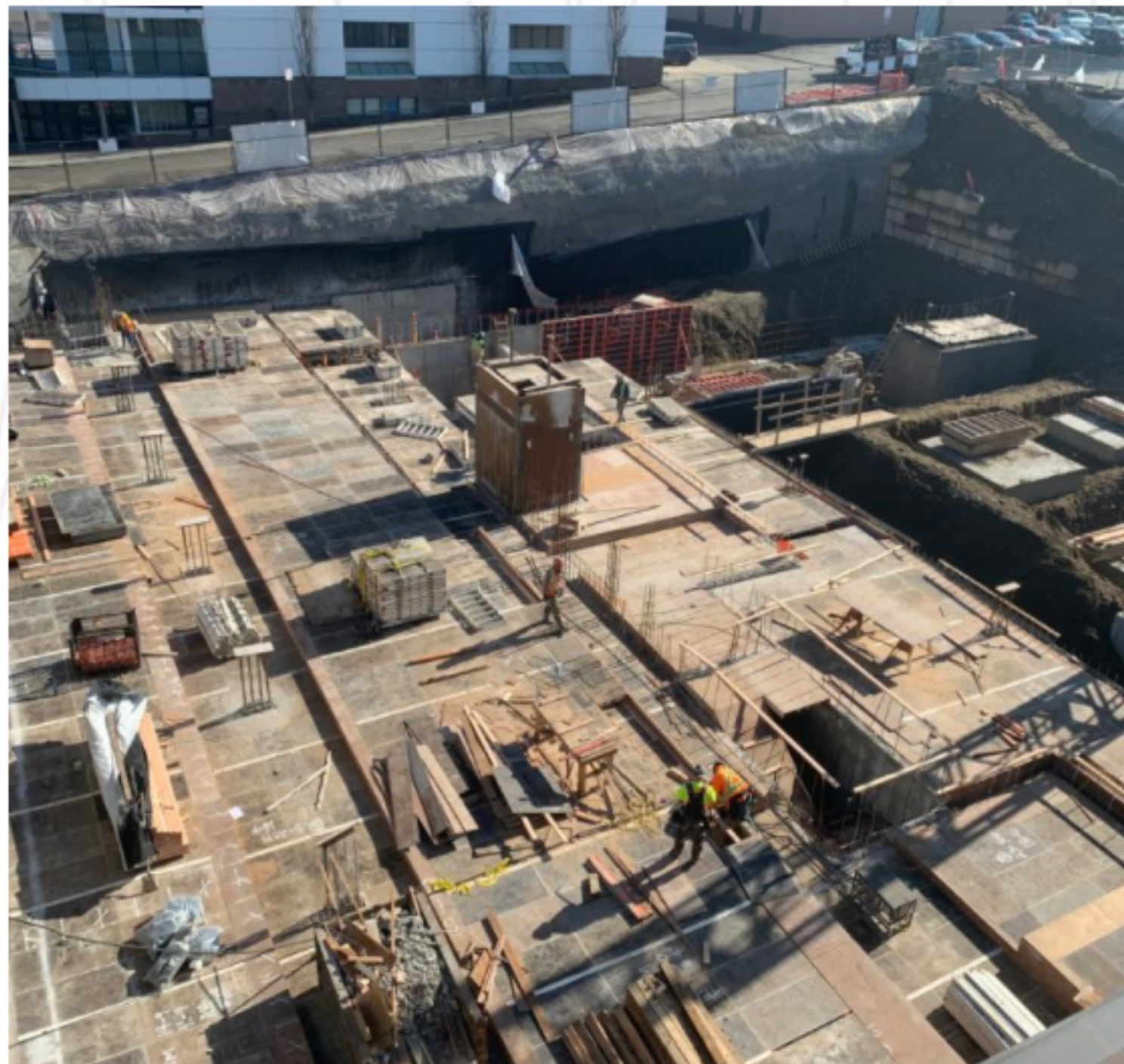


February 25, 2020

February 2020 Construction Update

We are happy to report that the construction crew is making good progress with the concrete work for the underground parkade structure. The crane is now in place and the forming crews are hard at work getting ready to pour parking levels 2 and 3 suspended slab before the end of the month. Scroll to check-out...

[Read More](#) →



December 13, 2019

December 2019 Construction Update

This month of December includes some important milestones for the construction crew at Ventura. The City of Abbotsford has issued our building permit!

[Read More](#) →



October 17, 2019

October 2019 Construction Update

This month at Ventura we are pleased to report that the site is now mobilized with a site trailer and construction team in place.

[Read More](#) →



August 30, 2019

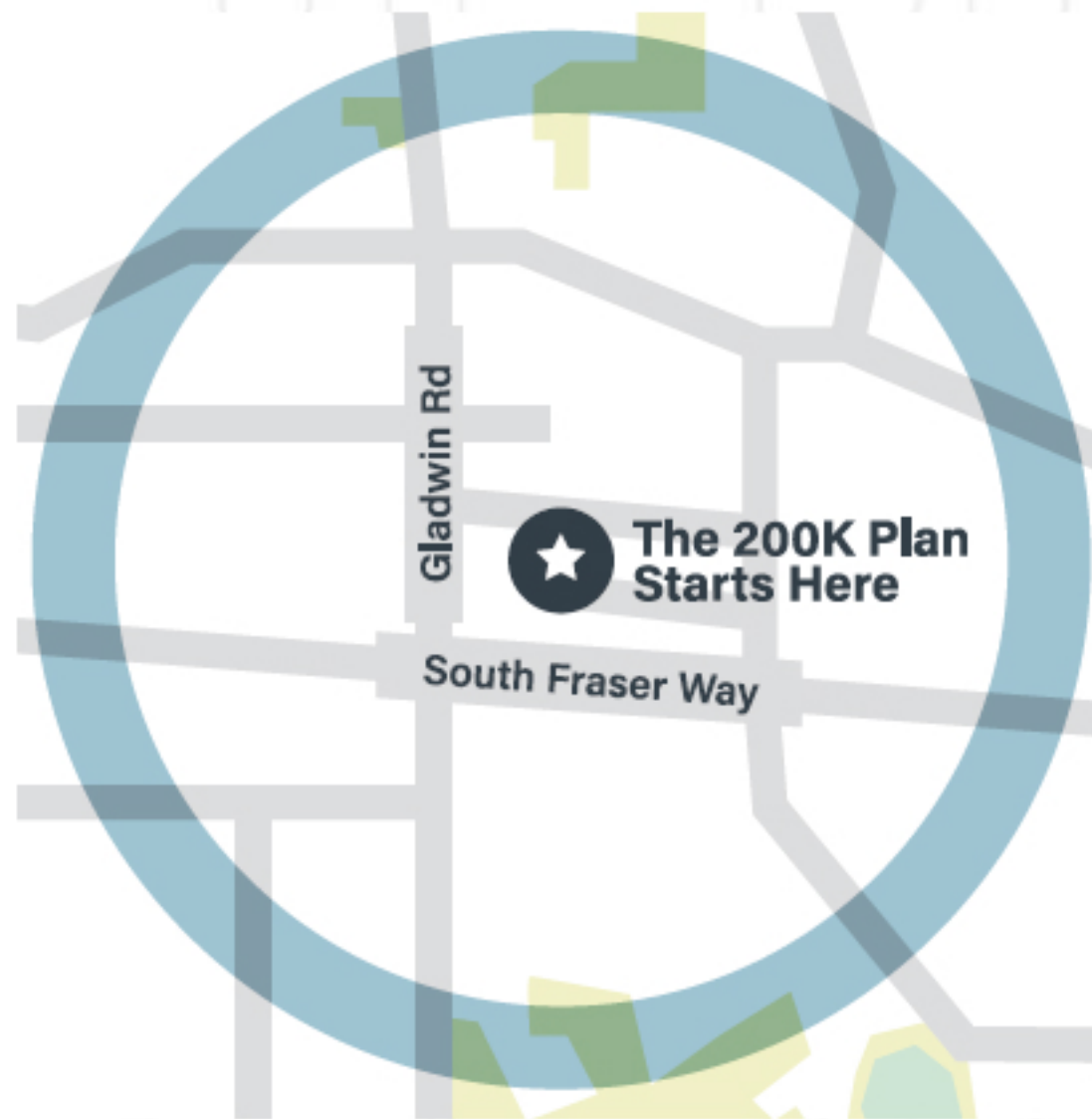
We Are Now Digging at VENTURA

In mid-August we closed our Presentation Centre to make way for construction.

[Read More](#) →



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VENTURA

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