

Features List

SET IN THE HEART OF NORQUAY VILLAGE

- Central Vancouver location in the master-planned neighbourhood Norquay Village
- Located on a high point that offers unobstructed views of downtown and the North Shore Mountains
- Located across the street from the future Norquay Village Town Centre
- Short walk to two SkyTrain stations: 29th Avenue and Nanaimo
- Mere minutes from the green open spaces of Norquay Park and Slocan Park
- Situated in excellent school catchment area for all levels of education

DESIGNED WITH DETAIL

- Beautifully designed concrete mixed-use building by award-winning Ankenman Marchand Architects
- Homes are optimized for a picturesque view of the North Shore Mountains and downtown
- Double-pane window system provides a quiet living experience
- Spacious patios, balconies, terraces and solariums expand your living space
- Expansive windows draw light and fresh air inside

ENVIABLE INTERIORS

- Bright and modern interior design by award-winning i3 Design Group
- Customize your home with one of two colour palettes: Oxford (light) or Cambridge (dark)
- Convenient air-conditioning provides year-round climate control and fresh air throughout the home
- Warm wide-plank laminate wood flooring in the living, dining and kitchen areas
- Soft high quality carpeting in bedrooms
- Sleek roller-style shades on all windows
- Custom MDF shelf with hang rod in all closets ensures plenty of storage
- Sturdy solid-core suite entry doors, polished chrome lever and privacy lock for peace of mind
- Overheight 8'10" ceilings add to the generous sense of space
- Distinctive modern flat-stock baseboards and door trims
- Energy efficient front-loading Whirlpool washer and dryer
- Recessed LED lighting ensures just the right ambiance in your home

STATE-OF-THE-ART KITCHENS

- Rich and refined solid quartz countertop
- Classic matte tile backsplash in a herringbone pattern
- Reverse Shaker cabinets with brushed nickel hardware and soft-close drawers
- Thoughtful under-cabinet lighting for well-lit kitchen prep
- Premium stainless steel appliance package, including:
 - 30" Blomberg fridge/freezer in all 2 and 3 bedroom homes
 - 24" Blomberg fridge/freezer in all 1 bedroom homes
 - 30" Bosch 5-burner gas cooktop
 - 30" Bosch convection wall oven
 - 24" fully integrated Bosch dishwasher to match cabinetry
- Stainless steel microwave by Panasonic with built-in trim kit
- Sleek and slim slide-out hood fan by Bosch
- Undermount stainless steel single-bowl sink
- Champagne bronze dual-spray pull-down faucet by Delta for a sleek look and easy clean up

SPA-LIKE BATHROOMS

- Smooth and solid quartz countertop
- Carrara white porcelain floor tile in ensuite and 1 bedroom homes
- Glossy white tile surround with marble mosaic corner detailing in ensuite
- Modern matte grey hexagonal floor tile pattern in second bathroom
- Matte white tile surround in second bathroom
- Contemporary Grohe single-lever textures throughout
- Undermount rectangular sink creates a sleek modern look for all bathrooms
- Relaxing deep soaker bathtub in main bathroom
- Custom frameless glass surround and pivot door for all showers
- Rainshower head in all bathtubs
- Handshower with two adjustable spray options in ensuite
- Modern flat-panel cabinets with soft-close hardware
- Custom medicine cabinet with glass shelves
- High efficiency dual-flush soft-close toilet

EXEMPLARY EXTRAS

- Gated and secure underground parkade provides peace of mind
- Security camera system in parkade
- Access to electric vehicle charging stations
- Enterphone access to lobby with secure electronic fob control system
- Fob-operated elevator controls access to each floor
- Hardwired smoke detectors in all homes and common areas
- Fully sprinklered, re-protected building with annunciator panel and stand pipes
- Comprehensive 2/5/10 Home Warranty by Aviva
- 2-year materials and workmanship protection
- 5-year building envelope protection
- 10-year structural protection

LEED GOLD CERTIFIED

- The Windsor has been built in a sustainable manner to be energy and water efficient, increasing the comfort and durability of your home while reducing operating costs and environmental footprint

AMENITIES

- Fully landscaped breezeway offers easy access to Kingsway and residential neighbourhood
- Spacious 6th floor rooftop courtyard provides a place to gather, BBQ, garden and socialize in the open air
- Party room with kitchen, dining, couches and games table is perfect for entertaining guests
- Fully equipped gym for a healthy lifestyle without leaving the building
- Convenient recycling and garbage disposal room
- Easily accessible and secure bike storage room