

# THE PACIFIC

BY GROSVENOR

**BC** Condos & Homes Team

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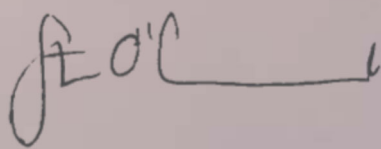


Grosvenor's purpose is to improve properties and places to deliver lasting commercial and social benefit in the cities and local communities in which we operate. By focusing on integrity in all aspects of crafting exceptional developments, we have made long-term contributions in vibrant neighbourhoods throughout Vancouver.

With all of our properties, we strive to blend a far-sighted, international perspective with an intimate knowledge of the local community.

Designed to be a timeless addition to Vancouver's skyline, The Pacific has been crafted with the utmost care, sophisticated architecture and thoughtful interior design.

We are proud to include The Pacific as a prominent addition to our legacy of international properties.



Steve O'Connell  
CEO, Grosvenor Americas



## CITY + NATURE

Vancouver embodies the modern ideals of the world's most livable cities.

Its unique urban identity – a result of global leadership in planning and architecture – is enhanced and softened by a spectacular setting.

Vancouver's urban and natural edges meet on the bright southern shore, a quiet neighbourhood removed from the humming downtown core. Parks, sandy beaches, the seawall and seaside restaurants define this established residential community.







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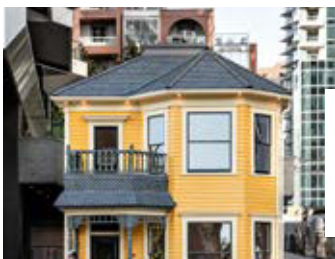


## PACIFIC + HORNBY

The Pacific is the next chapter in the legacy of this location and a timeless addition to Vancouver's skyline.

For over a century this property has been – and will continue to be – home to Leslie House, a local landmark with a storied history. The “little yellow house” is best known as the location of Il Giardino restaurant and is one of the oldest remaining homes in downtown Vancouver.

From a distance, The Pacific's simplicity shines with an understated elegance. Up close, the architectural complexity is revealed in its details. The result is a building of sophisticated stature that responds to its prominent location.







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## WORLD CLASS VIEWS



VANCOUVER'S SEAWALL AND BRIDGES CONNECT YOU  
TO THE CITY'S MOST VIBRANT NEIGHBOURHOODS.



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← VANCOUVER WEST  
Kitsilano Beach

LIONSGATE BRIDGE →  
Stanley Park



WEST END  
25-MIN WALK

ENGLISH BAY  
20-MIN WALK

KITSILANO  
25-MIN WALK

VANIER PARK  
20-MIN WALK

SUNSET  
BEACH PARK  
5-MIN WALK

CENTRAL DOWNTOWN  
BUSINESS DISTRICT  
15-MIN WALK →

BURRARD BRIDGE

THE PACIFIC

GRANVILLE BRIDGE

GEORGE WAINBORN  
PARK  
5-MIN WALK

GRANVILLE  
ISLAND

False Creek AquaBus Ferry  
10-min ride to Granville Island

DAVID LAM  
PARK  
10-MIN WALK

YALETOWN  
15-MIN WALK



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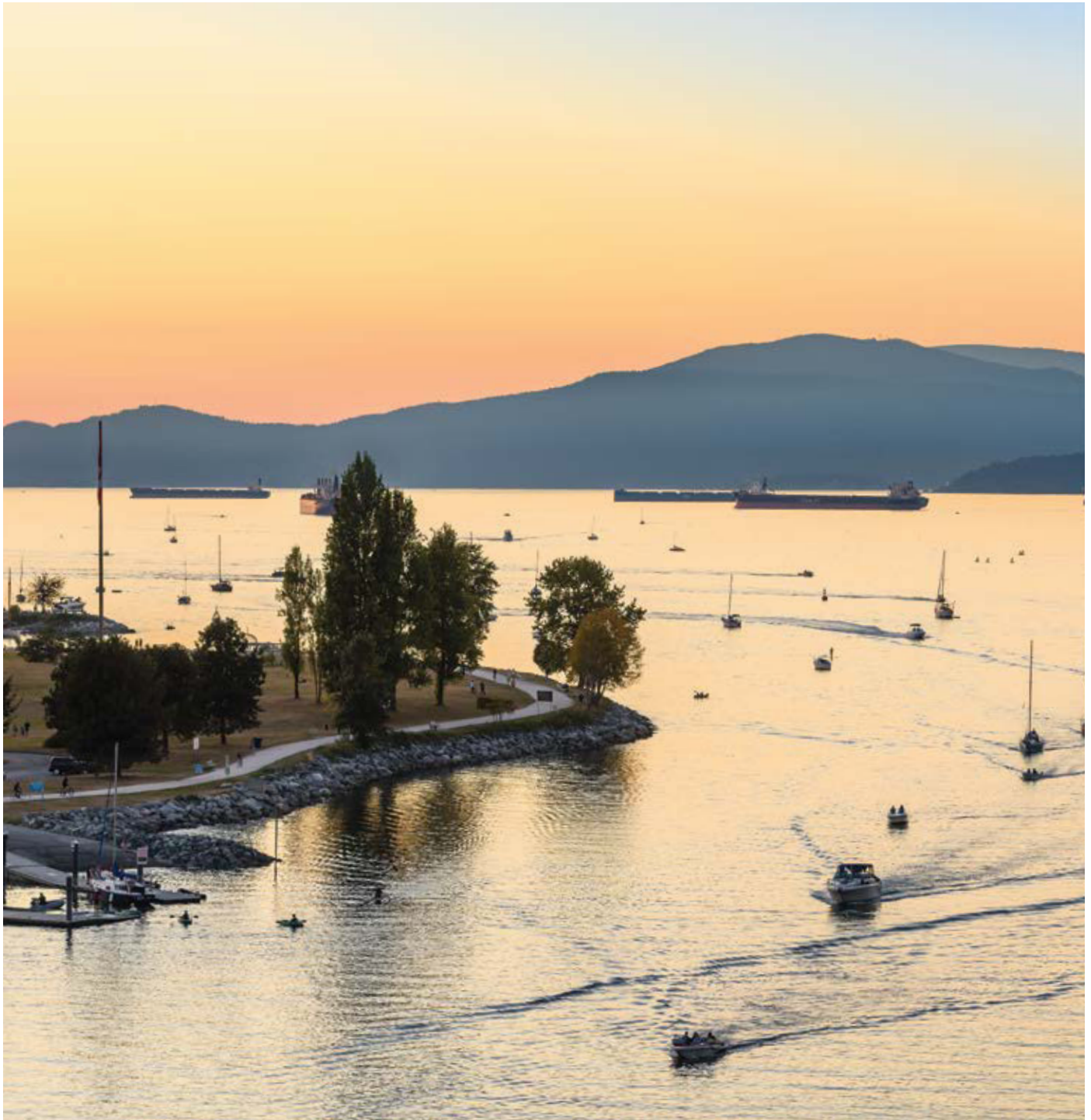


NEIGHBOURHOOD



Yaletown-Roundhouse  
Canada Line Station





VANIER PARK | 20-MINUTE WALK

## THE CITY'S MOST DESIRABLE DESTINATIONS, ONLY MINUTES AWAY

The Pacific's location is ideally situated, steps from the conveniences of downtown and within minutes of Granville Island's bustling markets, Yaletown's culinary scene, and the scenic views of Kitsilano and English Bay.

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Get out on foot or  
the Aquabus at the  
foot of Hornby Street for access to False Creek's



## A BOUNTIFUL DISTRICT

This newly defined downtown neighbourhood has been shaped with the arrival of conveniences and culture — only a walk across the street from The Pacific. These additions include Fresh St. Market and London Drugs, where you can shop for groceries and everyday |

The neighbourhood is quickly rising. Enjoy internationally renowned fresh premium seafood at Sashimaya or a Tuscan feast at

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1



2



3



4











GIARDINO | 1-MINUTE WALK

## DOWNTOWN LIVING

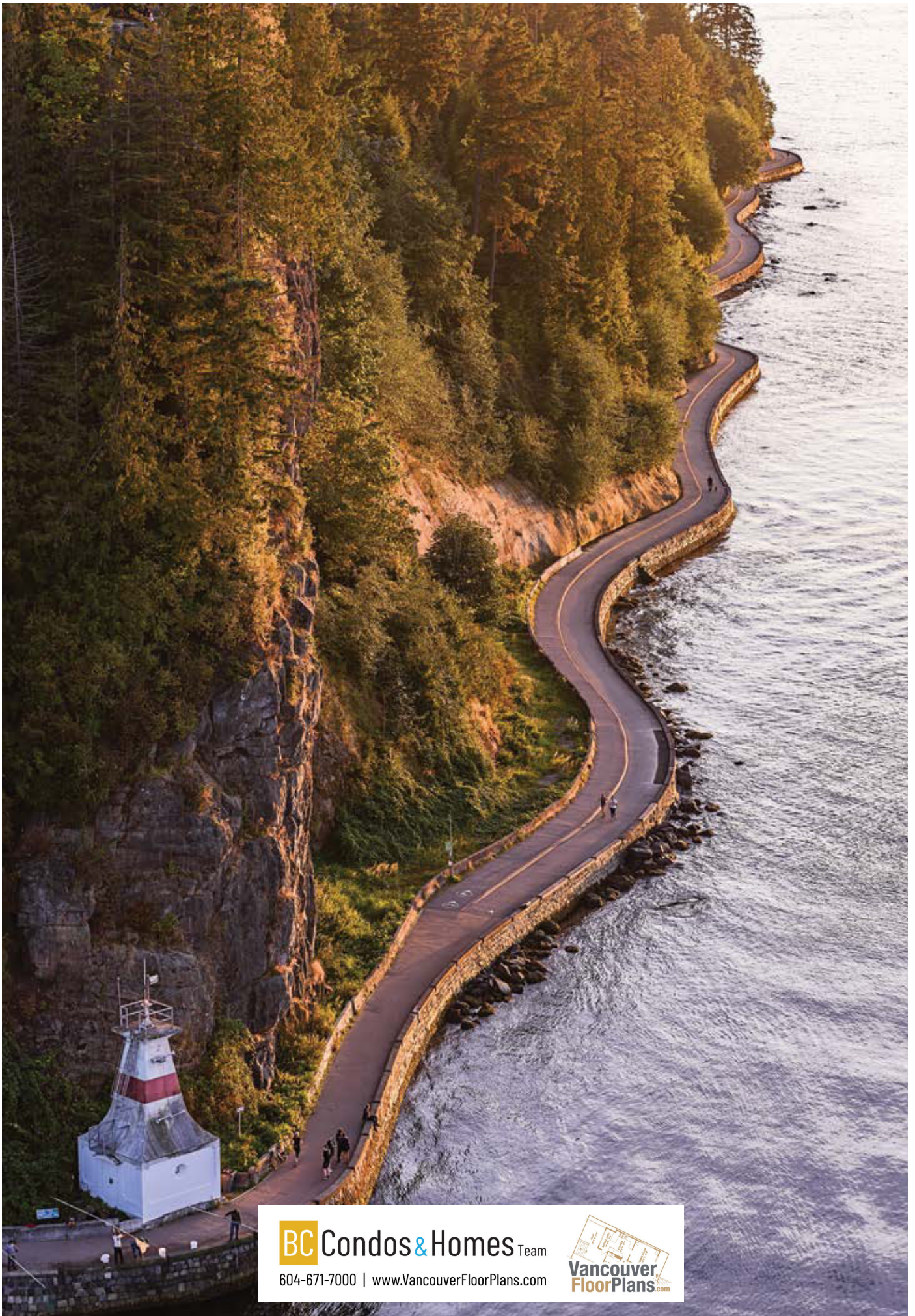
Vancouver is a dynamic international destination with a distinct local identity. Downtown is home to some of Canada's leading culinary, entertainment and cultural establishments.

Visit Canadian and international Art Gallery, browse classic fashion all while being in the heart of the central business district.

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FALSE CREEK | 5-MINUTE WALK



## ACCESS TO NATURE

Downtown Vancouver is renowned for its proximity to nature. The nearby seawall offers 28 kilometres of jogging and cycling, and is lined with parks — from Sunset Beach to Coal Point Park.

Canoe, kayak or sail year-round from nearby

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GROSVENOR HAS MANAGED AND DEVELOPED PROPERTIES IN  
LONDON, HONG KONG, MADRID, SAN FRANCISCO, PARIS AND  
TOKYO, SOME OF THE WORLD'S MORE DESIRABLE CITIES.





## GROSVENOR

For three centuries, Grosvenor has owned and managed over 300 acres of property in London's desirable Belgravia and Mayfair districts. Today, we are one of the world's largest privately owned businesses engaged in international property, food & agtech, rural estates and support for charitable initiatives.

Our interest and experience in Vancouver is well established, beginning 70 years ago when we expanded our property expertise to North America. Since then, we have grown an active residential development program and we continue to improve property and places by pursuing our Net Zero 2030 commitment, promoting sustainability within the built environment and enhancing the wellbeing of our customers and communities.





## GROSVENOR'S PURPOSE AND LIVING CITIES

Our purpose at Grosvenor is to improve property and places to deliver lasting commercial and social benefit.

Our business demands that we have a deep understanding of the cities and local communities in which we operate. And yet we also need to respond to global trends that affect every city and which are driving change at an unprecedented rate.

To deliver our purpose successfully, we combine a far-sighted, international perspective, with an intimate local knowledge of markets and communities.

We call this our Living Cities approach - a framework adopted by The Pacific.

## ARCHITECTURE + DESIGN

The Pacific's architecture reflects a desire for quiet sophistication that commands attention without extravagance.

On the tower's north and south facades, a sleek curtain of floor-to-ceiling windows lends a clean, elegant finish. On the east and west facades, deep balconies in shades of white and grey create a sense of movement and texture from afar and below.

A brushed stainless steel frame extends the height of the tower, giving each facade its own identity. This use of contrast and reflection brings The Pacific to life, allowing the tower to mirror the sky's mood.





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A TIMELESS ARCHITECTURAL ADDITION  
TO VANCOUVER'S SKYLINE.

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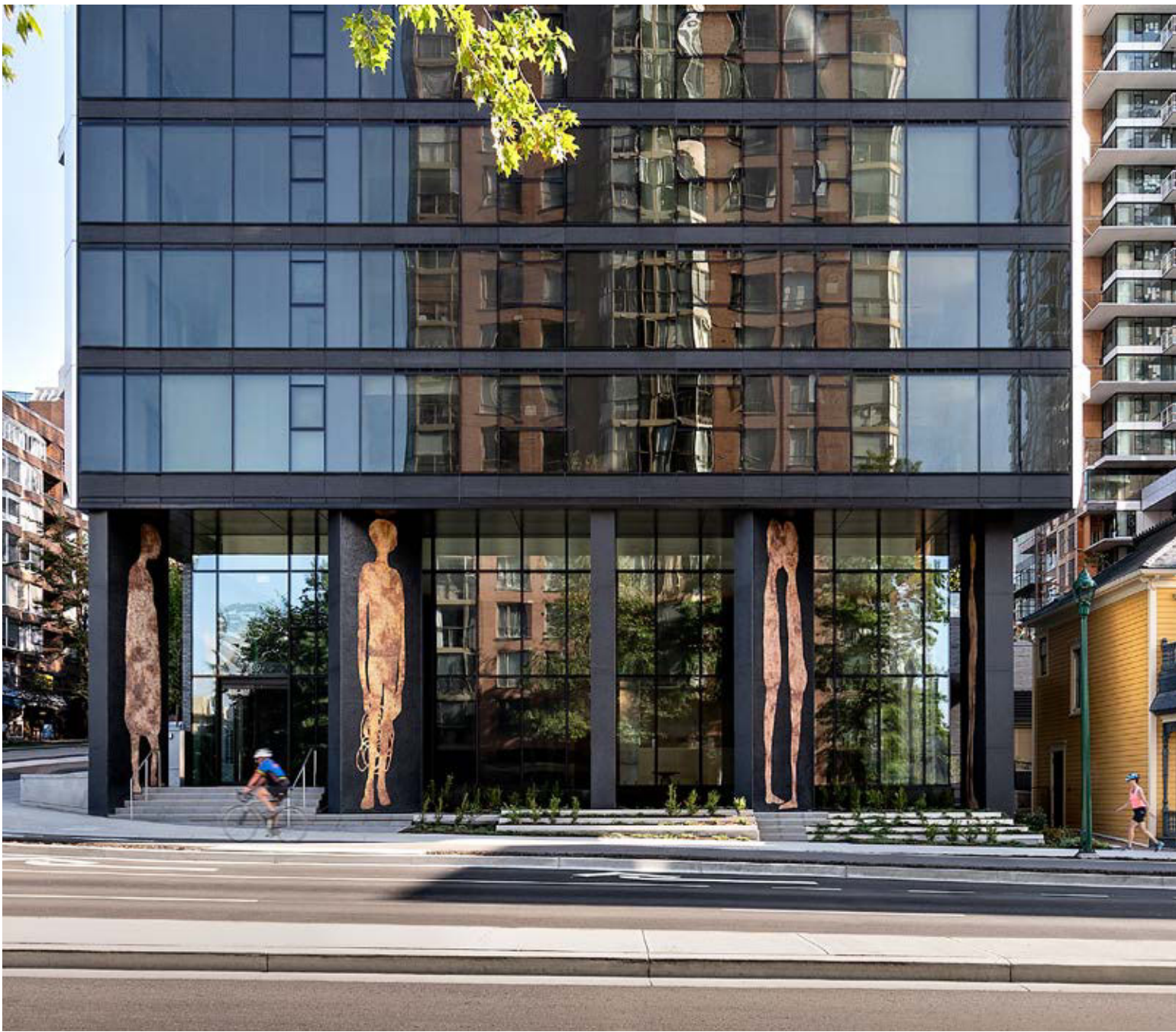
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## HERITAGE

In the 1880s, George Leslie built a Queen Anne-style home on Hornby Street that came to be known as Leslie House. Ninety years later, the heritage residence formed part of Umberto Menghi's famed Il Giardino restaurant.

Today, Leslie House is a local landmark and an asset to the community. As one of Vancouver's treasured heritage homes, the "little yellow house" was recently purchased by Grosvenor and relocated to Pacific Street.

## ART + CULTURE

Grosvenor values arts and culture and understands the positive impact they can have on vibrancy and diversity in cities. At The Pacific, Canadian artist, Lyse Lemieux, has been commissioned to create a public art installation that aims to respond to the architecture and engage with the community.

Grosvenor is gifting 825 Pacific to the city of Vancouver, a not-for-profit that supports arts and arts organizations, will be a vibrant community hub.





## AWARD-WINNING SUSTAINABILITY

Like all Grosvenor buildings, 825 Pacific focuses on integrating green practices and creating a sustainable future. This seven-storey building is built to Passive House standards, significantly reducing its overall energy consumption and producing nearly zero emissions. Recognizing the importance of the building's design, it was a winner of the Net-Zero Energy-Ready Challenge Award presented by British Columbia. 825 Pacific proves what's possible when it comes to su-

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## SENSE OF ARRIVAL

Step into a grand over-height lobby. Materials that prior extend inside to create experience.

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24-hour concierge service  
and the convenience of additional lobby access via a





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## TERRACE + LOUNGE + FITNESS

A thoughtfully landscaped and illuminated terrace provides an area for outdoor cooking and dining with intimate seating areas that connect to an elegantly appointed lounge and entertainment space inside.

A well-equipped fitness centre designed in collaboration with Elite Performance™ offers a bright and private space to focus on health and wellness.



## INSPIRED INTERIORS

Inspired by The Pacific's timeless architecture, the interior of each home has been meticulously designed for optimal form and function.

Italian millwork by Snaidero in every kitchen, bathroom and hallway. Snaidero's dedication to innovation, attention to detail

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## REFINED MATERIALS

Refined materials throughout each home include wide-plank engineered hardwood flooring and natural stone. Expansive windows frame views and draw in light.







## OUTDOOR SPACE

Watch fireworks, cruise ships, sailboats, and witness the blazing sunrises and sunsets. These iconic Vancouver round with floor-to-ceiling te outdoor spaces with er and gas connections.



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## KITCHENS

The heart of your home is engineered and outfitted with professional Sub-Zero, Wolf and Miele. Feature deep nested drawers, full-height pull-out pantries and

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include upper cabinets that touch, under-cabinet lighting and in soft-closing drawers.



## MASTER BEDROOM'S

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Generous windows and sliding glass doors provide abundant natural light that can be concealed or diffused with sheer curtains. The room also features a walk-in closet to include ample hanging space.

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ly configured each master





## MASTER BATHROOMS

Refined materials continue throughout each master bathroom with an expanse of marble on walls, across heated floors, and surrounding frameless glass rain showers and deep soaker tubs.

Features include vanity mirrors, open shelving and storage, wall-mount fixtures, under-mount sinks and wall-mount toilets by Duravit,

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OUTDOOR LIVING SPACES STRETCH THE FULL WIDTH OF EACH HOME ON THE EAST AND WEST FACADES FOR MAXIMUM NATURAL LIGHT AND SPECTACULAR VIEWS.

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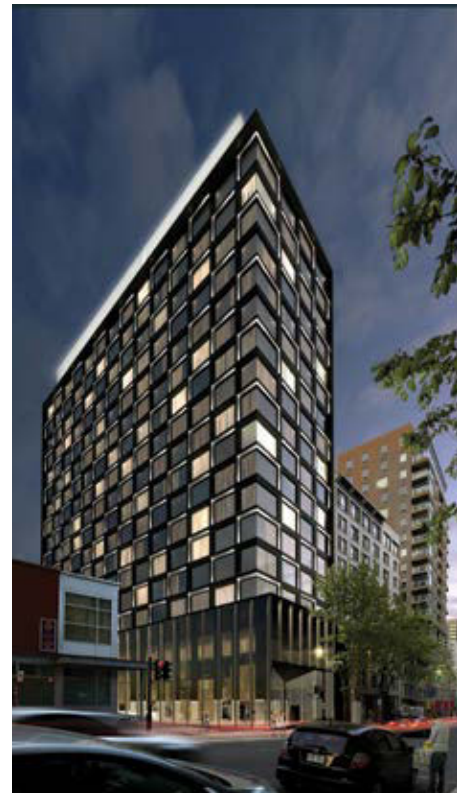


## ACDF\* ARCHITECTURE

DESIGN ARCHITECT

acdf\* architecture-urbanisme-intérieur is an award-winning architecture firm founded by Sylvain Allaire, Benoit Dupuis and Maxime Frappier in 2006. Montréal-based but globally focused, the acdf\* team has designed increasingly ambitious residential, commercial and hospitality projects at every scale, in places as close to home as St-Hyacinthe and as far away as Indonesia and Vietnam.

The firm has ascended rapidly, growing to include 65 experienced and design-savvy professionals who use materials, acoustics and light to create memorable architectural spaces. Under the direction of acdf\* principal and architect Maxime Frappier, The Pacific's design team used the firm's trademark blend of intelligent planning and trim lines to create a timeless residential tower like no other.





## IBI GROUP

### ARCHITECT

IBI Group is a globally integrated architecture, planning, engineering and technology firm with deep roots in Vancouver and experience across all types of residential, commercial and institutional buildings. Since opening its doors in Vancouver and Toronto in 1974, the IBI team has grown to include more than 2,500 professionals in 64 offices across North America, Europe, Asia and the Middle East.

Holistically minded, design inspired, and technology driven, IBI is renowned for strong architectural design and extensive expertise in the technical aspects of construction. It's a winning combination that has led to other notable residential collaborations with Grosvenor in the past, including 5955 Balsam in Vancouver and 15 West in North Vancouver.



## SQUARE ONE

INTERIOR DESIGNER

Square One is an award-winning firm with a rigorous approach that produces innovative interior designs. Based in Vancouver, Square One's diverse portfolio of work spans the globe and includes high-end residential, corporate environments, hospitality, restaurant, retail, leisure, and mixed use entertainment projects across North America, Europe and Asia.

Believing that no two design challenges are alike, Square One brings together current design philosophies with an extensive knowledge of details, materials and technologies to develop unique interior solutions that are both leading-edge and timeless. Drawing on its intimate knowledge of Vancouver, the team creates thoughtful homes that are functional in their design and exceptional in their detailing. The Pacific is no exception.





## SNAIDERO

### CUSTOM KITCHEN, BATHROOM AND CLOSET MILLWORK

Snaidero has been designing and crafting distinctive cabinetry in Italy for more than 70 years. Made to measure using sustainable materials and processes, the company's custom millwork blends tradition and innovation to create kitchens, bathrooms and closets that endure.



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