

Raphael

POINT GREY RESIDENCES

FEATURES & FINISHES

A CURATION OF EXQUISITE LIVING

LANDA

MARKETING BY
rennie

This is not an offering for sale. Any such offering can only be made with a disclosure statement. The developer reserves the right to make changes and modifications to the information contained herein without prior notice. Dimensions, sizes, areas, specifications layout and materials are approximate only and subject to change without notice. E.&O.E.

BC Condos & Homes

A MASTERPIECE IN POINT GREY

A rare and exclusive collection of 35 exquisite 1, 2, 3 & 4 bedroom residences in prestigious Point Grey.

- An incomparable address in Point Grey, Vancouver's prestigious West Side neighbourhood.
- This West Side location offers a rare combination of mountain and ocean views, quiet streets, beaches, parks, and proximity to all you could ever need in Kitsilano and Dunbar.
- From the University of British Columbia to West Point Grey Academy, St. George's, and other prestigious schools, this refined collection is immersed in an environment of academic excellence.
- Designed by Rafii Architects, the building's European-inspired architecture pairs a contemporary form with traditional charm. The concrete collection's light marble-patterned exterior contrasts elegantly with the building's bold detailing.
- The building's sleek, modern backbone, classical columns, expansive windows, and light and dark colour scheme create a unique sense of drama.
- The show-stopping design continues inside, with timeless details and finishes of the highest quality by Ste. Marie Design.

INTERIORS

- Customize your home with 2 distinct designer colour schemes, carefully curated by Ste. Marie Design
- Beautiful wide-plank engineered hardwood flooring throughout much of the home
- Fully air-conditioned suites for all-season comfort
- Thoughtfully designed closet systems with ample space in the main entry and bedrooms
- Sleek Samsung washer and dryer
- Expansive 9' ceilings with drop detailing create an airy and dynamic sense of space

KITCHEN

- Italian kitchen cabinets, with polished chrome pulls and soft-closing hardware, provide ample storage
 - Light: Off-white lacquer upper and lower cabinets
 - Dark: White lacquer upper cabinets and wood-veneer lower cabinets
- Integrated under-cabinet LED lighting
- Marble stone countertop, backsplash and island countertop
- Sleek Blanco chrome kitchen faucet and stainless steel sink
- Additional drinking faucet with water filtration system
- Top-of-the-line appliance package, featuring:
 - Wolf 30" 4-burner transitional gas cooktop
 - Wolf 24" microwave with built-in trim kit
 - Sub-Zero 30" fully integrated refrigerator
 - Asko 24" fully integrated dishwasher
 - Wolf 30" oven
 - Marvel 24" under-counter wine fridge with 45-bottle capacity (available in homes on Levels 1-3)
 - Liebherr 24" dual-zone wine cooler with 80-bottle capacity (available for penthouses)
 - Faber 30" hood fan

MASTER ENSUITE

- Italian wood-veneer floating vanity
- Italian mirrored medicine cabinet with glass shelves
- Granite vanity countertop
- Wall-mounted Hansgrohe chrome lavatory faucets with Victoria & Albert undermount basin
- Chrome shower set by Hansgrohe

- Marble-inspired porcelain tile for flooring
- Marble-inspired porcelain slab shower wall
- Sleek Duravit toilet
- In-floor heating for premium comfort
- Contemporary Blu Bathworks freestanding bathtub with Hansgrohe fixtures and marble-inspired porcelain tub walls (in select homes)

ADDITIONAL BATHROOMS

- Italian lacquer vanity with mirrored medicine cabinet
- Granite vanity countertop
- Chrome lavatory faucets with undermount basin
- Sleek floor-mount toilet by Duravit
- Marble-inspired porcelain tile floor and select walls
- Bathtub in second bathroom and shower set in third bathroom (with exceptions; refer to floorplans for details)

POWDER ROOM (Select Homes)

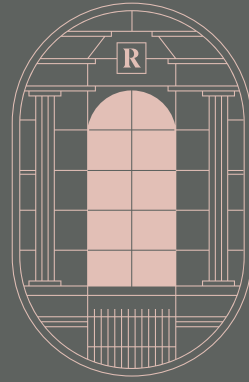
- Italian wood-veneer vanity with backlit mirror
- Granite vanity countertop
- Sleek floor-mount toilet by Duravit
- Contemporary Hansgrohe lavatory faucet with Victoria & Albert undermount basin

AMENITIES

- Grand entrance lobby and social lounge with voluminous 12' ceiling
- Works of art by Vancouver artists in lobby and elevator alcoves
- Well-equipped fitness facility exclusively for residents
- Outdoor lounge for social gatherings under the sun and stars
- Secure 24/7 parcel room with refrigerated lockers for peace of mind with every delivery
- Underground parking for all homes, with stalls ready for electric vehicle charger installation
- Elegantly appointed elevators with restricted floor access
- One secure bike locker included with each home
- Storage locker available for purchase

PEACE OF MIND

- Comprehensive 2, 5 & 10-year warranty
- Landa white-glove customer service included with every home



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PREMIUM UPGRADES

A HIGHER LEVEL OF INTERIORS

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ELEVATE YOUR LIVING EXPERIENCE WITH RAPHAEL'S PREMIUM INTERIOR UPGRADES



B&O Smart Home System

Bang & Olufsen strives to enhance your living space by seamlessly integrating your entertainment systems with your home. All of their products uphold a proud legacy of excellence in both design and engineering. At Raphael, the B&O Smart Home elevates daily living through custom, curated systems.

- BASE PACKAGE**
- \$20,000
- Turnkey integrated automation system
 - In-wall touchscreen for unified home control
 - Automated wireless lighting and dimming control in the main area
 - Pre-defined lighting scenes: Welcome (all on), Goodbye (all off), Romantic (dimmed)
 - BeoLink multi-room integrated audio system available (compatible with all B&O speakers)
 - Integrated climate control for all-season comfort

- ADDITIONAL PACKAGES***
- | | |
|--|----------------------------|
| MOTORIZED BLINDS CONTROL IN LIVING & DINING ROOM | Starting from \$5,000 |
| MOTORIZED BLINDS CONTROL IN BEDROOM | Starting from \$2,500/ROOM |

*Contact sales team for pricing

Wide-Plank Herringbone Hardwood Floors

\$8/SQ.FT.

The textural beauty of herringbone adds depth and richness to your interiors. This timeless pattern and durable flooring will add value and enjoyment for years to come.



Upgrade Microwave to Steam Oven

\$6,500

Achieve distinctive culinary feats using the highest calibre appliances. Upgrade your Wolf microwave to a powerful Wolf steam oven for a fresh cooking alternative.



Elegant Wall Panel Package

LIVING ROOM & DINING: \$5,000
BEDROOM: \$2,000/ROOM

Classic wall paneling adds sculptural depth to living spaces, heightening the sense of sophistication throughout your interiors.

