



QUINTET

A GRAND ESTATE **PHASE 2**

GRAND ESTATE AMENITIES

- Quintet balances urban living and park-like serenity with two-acres of beautifully landscaped rooftop park space and gardens
- Soothing reflective ponds, water fountains, and cascading waterfalls linked by timber bridges and piers
- Relaxing outdoor seating areas and meditative walking paths
- Gardens feature environmentally considerate and drought-resistant landscaping
- Refreshing 75-foot lap pool
- Whirlpool with hand-set glass and porcelain mosaic tiles
- Sauna with convenient change rooms
- Spacious fitness centre with separate area for yoga or Pilates
- Private dining areas, perfect for gatherings large or small
- Private dining area kitchens are appointed with a professional Sub-Zero refrigerator, Wolf gas range and Miele wall ovens
- Each private dining area has a linear gas fireplace framed in honey onyx stone slab with suspended decorative wood ceilings and feature pendants
- Relaxing lounge with TV and video system

ON-SITE COMMUNITY AMENITIES

- Trinity Western University, one of Canada's elite post-secondary schools, will have a 22,000 sq ft campus on-site with a custom-designed curriculum to meet local community academic needs
- A 33,000 sq ft City of Richmond Community Centre, which will include multi-purpose performance space, an arts studio, multimedia lab, seniors/youth lounges, and several multi-purpose rooms for a wide range of activities
- Convenient retail shopping along No. 3 Road

HOMES

- Refreshing air conditioning in each home
- Quality homes built to include LEED® based sustainability measures
- Distinctive contemporary architecture designed by W.T. Leung Architects Inc.
- Stylish interior design by award-winning BBA Design Consultants includes a choice of two designer colour schemes – Allegro and Adagio
- Each home is feng shui certified for optimal harmony by feng shui Master Sherman Tai
- Beautiful views overlooking the private rooftop park

HARMONIOUS INTERIORS

- Engineered oak hardwood flooring in entry, kitchen, living, dining and dens
- High performance acoustical underlay to reduce sound transfer between floors
- Wool blend carpet in bedrooms
- Venetian blinds throughout
- Blomberg stacking washer/dryer (1 bedroom homes)
- Bosch stacking washer/dryer (2 bedroom and larger homes)

KITCHENS

- Engineered stone countertops
- Oak veneer cabinetry with sleek chrome pulls
- Full height ceramic 15" x 5" wall tile backsplash
- Lazy Susan in kitchens with corner cabinetry for added convenience
- Energy Star® appliances

- Stainless steel appliance package for 1 bedroom homes includes:
 - Blomberg 24" fridge with bottom-mount freezer
 - Blomberg dishwasher
 - AEG/Electrolux 24" built-in oven
 - AEG/Electrolux 24" gas cook top
 - Panasonic over-the-range microwave/hood fan combination
- Stainless steel appliance package for 2 bedroom and larger homes includes:
 - Blomberg 28" fridge with bottom-mount freezer
 - Bosch dishwasher
 - Bosch 30" built-in oven
 - Bosch 30" gas cooktop
 - Bosch over-the-range microwave/hood fan combination
- Contemporary European-style single-bowl stainless steel undermount sink
- Sleek Kohler faucet with pull-down spray head
- Recessed undercabinet task lighting
- Built-in wine racks (in most homes)
- Custom-designed display shelving
- Kitchen sink waste disposal system

BATHROOMS

- Polished marble slab countertops and backsplash
- Oak veneer cabinetry
- Ceramic 12" x 24" wall tile for tub surround and shower wall
- Porcelain 12" x 24" tile flooring
- Chrome accessories
- Curved shower rod
- Kohler dual-flush "Water Sense" toilets
- Deep soaker tub in ensuite or main bathroom
- Kohler polished chrome gooseneck faucet and fixtures in ensuite
- Soothing Kohler pressure-balancing showerhead
- Designer lighting sconces in ensuites

PEACE OF MIND

- Comprehensive industry-leading warranties backed by Travelers Guarantee Company of Canada
 - 2 years on workmanship, materials and major systems
 - 5 years on building envelope
 - 10 years on structural defects
- Double-glazed windows with low-emissivity glass for increased insulation and UV protection
- Comprehensive building envelope protection with rainscreen technology
- Interphone in all lobby entrances, parkade elevators, and entry gate with access control systems
- Pre-wired for a security system in ground-floor townhomes and courtyard-level suites
- Hard-wired smoke detectors in every home
- Gated secure parking for homeowners and visitors

ADDED CONVENIENCES

- All ground-floor homes and courtyard suites are equipped with convenient watering hose bibs and gas patio hookups
- Pre-wired for Internet and phone
- Free Telus TV and high-speed Internet for one year
- Secure bicycle storage