



# Homes

site



## Canvas Club.

Make it count. Live a life that invites daily pleasures and nurtures new traditions.



Owning here also means you're a part of the Club. With its fireside lounge with double fireplace, The Canvas Clubhouse is the ideal setting for entertaining old friends and making new ones. On warm evenings enjoy beverages on the large covered patio that looks over the beautifully landscaped courtyard. Complete with a yoga studio and a plush 20-seat theatre room, everything is in place to make your busy life a little less hectic – and a lot more comfortable.

## Your Scene.

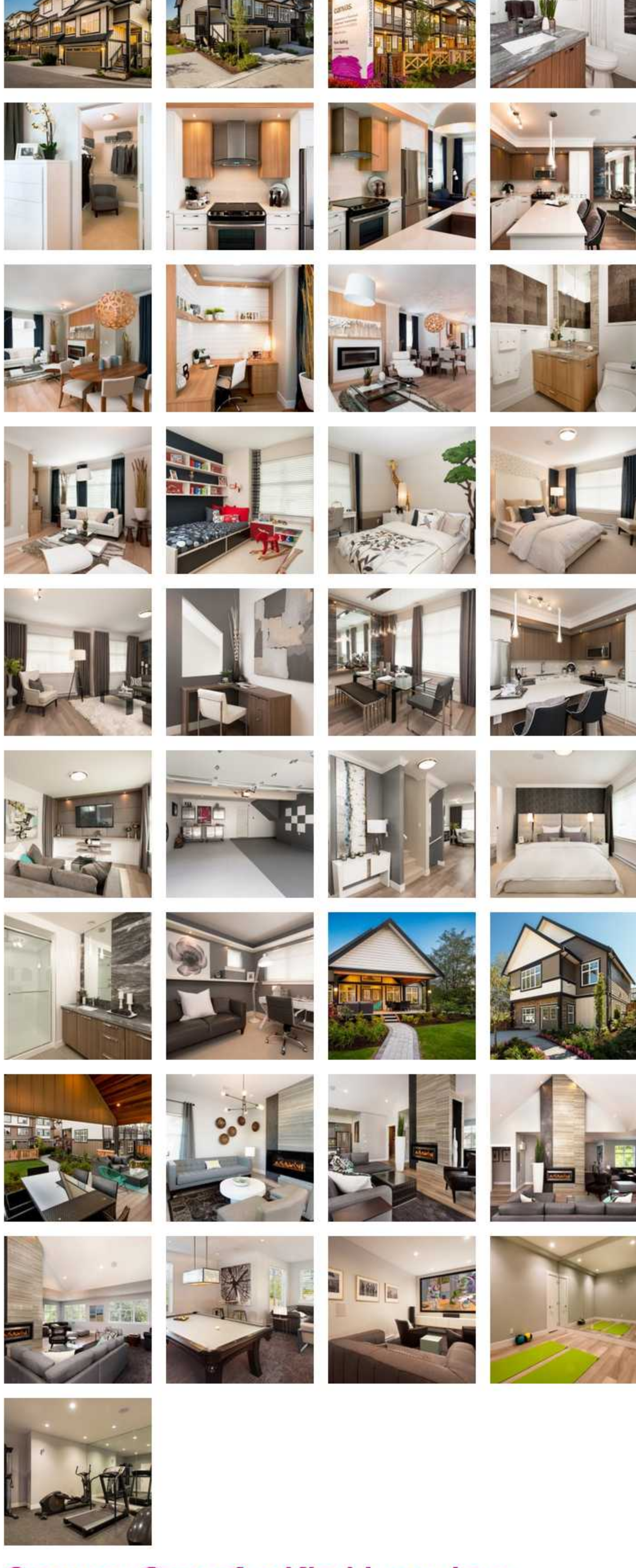
The world at your fingertips.



- Shopping & Eating**
  - Costco
  - Wings Tap & Grill
  - Chimney Hill Plaza
  - Rona
  - Subway
  - Future Shopping Centre
  - Tim Hortons
  - New York New York
  - Baskin Robbins
  - Pharmasave
  - Centre of Newton
  - Save-on-Foods
  - Vera's Burgers
  - Pita Pit
  - Panago
  - Shopper's Drug Mart
  - M & M Meats
  - Autoplan
  - Kelly's Pub
  - Sullivan Square
  - Cyclone Taylor Sports
  - Dairy Queen
  - Domingo's Pizza
  - Quince
  - RBC
  - Ta Ka Sushi
  - TD Bank
  - Wired Monk
- Education**
  - Kwantlen Polytechnic University
  - Frank Hurt Secondary
  - M.S. Sanford Elementary
  - Chimney Hill Elementary
  - T.E. Scott Elementary
  - Hyland Elementary
  - Cambridge Elementary
  - Sullivan Heights Secondary
  - McLeod Road Elementary
  - Panorama Ridge Secondary
  - Sullivan Elementary
  - Ecole Woodward Hill Elementary
  - Regent Christian Academy
  - Biggest Little Pre-School
- Leisure & Services**
  - Unwin Park
  - Newton Bus Exchange
  - Newton Recreation Centre
  - Hollywood 3 Cinema
  - Surrey Public Library
  - Hazelnut Meadows Park
  - Guldford Golf & Country Club
  - Eaglequest Golf Club
  - Sullivan Pond
  - Sullivan Community Centre
  - Ball Performing Arts Centre
  - Surrey City Hall
  - Goldstone Park
  - YMCA
  - Birdies & Buckets Golf Course
  - Surrey Art Gallery
  - Bear Creek Park
  - Green Timbers Lutan Forest
  - Panorama Village Park
  - Sullivan Heights Park
  - Dora & Co. Salon & Spa

## Where it all comes together.

Make it yours. Style and amenities to fulfill your heart's desire.



## Canvas: One-of-a-Kind Luxurious Townhomes Opening June 1st



Finally, something original! June 1<sup>st</sup> marks the opening of Canvas, a new style of townhome that is promoted with the tagline 'yours to create'.

These luxuriously designed and finished townhomes are perfectly located at 64<sup>th</sup> Avenue and 142<sup>nd</sup> Street in Surrey's Panorama neighbourhood within walking distance to both elementary and secondary schools. Everything else is nearby as well; shopping, restaurants, parks and entertainment along with easy access to transit and major commuting routes.

The bright, beautiful and modern homes at Canvas are big, ranging from 1440 to 1706 square feet. And, as the name Canvas implies, the homes start off as a blank canvas allowing purchasers to personalize and create an extraordinary home that suits them uniquely rather than accepting a typical mass-produced unit that lacks individuality. However, by blank canvas, don't expect plain!

The attention to detail and designer finishes that have already gone into the homes at Canvas is truly extraordinary. They are full of design features and offer an unprecedented array of truly unique interiors to choose from and as an added bonus, many of the homes include side-by-side parking. Pair that with built-in art niches, deep crown moulding, walk-in master closets, luxurious ensuite bathrooms with amazing marble countertops and accents, premium flooring, tons of natural light, main floor powder rooms, plus generous storage space... Canvas is anything but plain.

The kitchens truly make a statement. The design features include a full height pantry, large island, an industrial sized under mounted sink, curved-glass hood fan, soft-close cabinetry and stainless steel kitchen appliances. Creating visual drama, the kitchen wall is framed in wide accent strips showcasing it as if a work of art.

"Canvas is designed with a very clean style – simple yet elegant and contemporary. You really do start with a blank canvas that you can personalize using punches of colour, furnishings and artwork. And just to spice things up, every home includes a feature wall that buyers can pick a colour for. It's one of the unique ways we help people start that customizing process," says Sales Manager, Shae Chialler.

To top it all off, Canvas features a 2600 square foot stand-alone clubhouse known as The Clubhouse at Canvas. With only 83 units, these one-of-a-kind three-bedroom luxurious townhomes built by Garcha Properties Ltd. are an exclusive offering featuring elements one would expect in a high-end single family home. As of June 1<sup>st</sup>, visit Canvas at 6350 142<sup>nd</sup> Street. We will be open daily 12pm – 5pm, closed Friday's.

## A commitment to excellence.

Outstanding quality and the best warranty available, you know you're in good hands.



**GARCHA PROPERTIES**  
 For over two decades, Garcha Properties Ltd. has garnered a solid reputation as a proven leader in the building of high quality homes throughout the Lower Mainland. Their passion for creating homes distinguished by great design and exceptional workmanship along with their extensive portfolio of custom homes, condominiums, and townhomes reflects their dedication and experience.

Garcha Properties Ltd. provides the 2-5-10 year warranty in accordance with the Homeowner Protection Act of British Columbia. This comprehensive third party warranty includes:

- two year material and labour warranty
- five year building envelope warranty
- ten year structural warranty.

A Garcha Properties home will provide you with years of peace-of-mind ownership and the security of a long-term investment.

## We'd love to hear from you.

Come visit the Canvas Presentation Centre or drop us a line.

