

Wesgroup delivers more at One Town

River District development pays tribute to southeast Vancouver's industrial heritage

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SPECIAL TO THE SUN

GERRY KAHRMANN/PNG



Wesgroup sales director Ben Taylor says One Town Centre, which is anchored by a 19-storey tower, offers 'the best value anywhere in Vancouver.'

One Town Centre is one of the new developments at River District, a huge purpose-built community of 7,000 homes taking shape on the banks of the Fraser in southeast Vancouver.

The land used to be home to the White Pine sawmill, which made use of the river and employed hundreds of workers. After the Second World War, lumber from the mill went into building thousands of homes in south Vancouver for returning soldiers and their families. Although the homes now being built here will be of concrete rather than wood, the buildings will include a modern interpretation of the area's industrial heritage.

One Town Centre — a 19-storey residential tower, a townhome- and- retail building, a mid-rise residential structure and 14,000-square-foot amenities building — will make the most of its riverside location with easy access to a 1.5-kilometre walking trail. It's one of the River District's many attractions, according to Ben Taylor, sales director at

Wesgroup, which is developing the project.

"We believe we're offering the best value anywhere in Vancouver and the town centre provides all the amenities you need right at your doorstep," Taylor said. "On top of that, there's an incredible fitness centre and great outdoor recreation at the two playing fields."

Residents of One Town Centre's one-, two- and three-bedroom homes will have access to Club Central, which will contain an indoor pool, steam room and sauna, business centre, yoga and dance room and lounge. The complex will also include a bank, café, grocery store and restaurant.

It's these facilities that proved a big draw for Markx Wu, a restaurateur and owner of Maji Taiwanese Stir Fry in Richmond. Wu owns a one-bedroom apartment in Kitsilano, but had been looking for more space. He's bought a two-bedroom apartment at One Town Centre.

"It's very convenient because all of the things I need will be right there," Wu said. "With my restaurant in Richmond, it's actually in a very central location for me, with easy access to work and downtown Vancouver."

"I wanted to have some more room so that I can have somewhere for my parents to stay when they come to visit from Taiwan," Wu added. "They could be staying for a month or two at a time, so it was important for me to have an extra bedroom. That would be very hard to find at an affordable price in central Vancouver."

Wu's new home, as with all the others at One Town Centre, will have a standard of luxury that is unusual in home developments of this size.

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The show home suite for One Town Centre demonstrates some of what the project has to offer, from walk-in closets to dual-flush toilets to the high-end appliances throughout the kitchen.



The units at One Town Centre are built with efficiency in mind, from the state-of-the-art Nest thermostats to the heated floors.



PHOTOS: GERRY KAHRMANN/PNG



Move-in dates at One Town Centre in the River District are scheduled for the latter half of 2017.



programs to learn what temperature they prefer and when they're likely to be home, maximizing energy efficiency in the process.

Buyers can choose from two colour schemes — light and dark — and will get laminate wood flooring in the entry, kitchen, living and dining areas. Every home comes with a private deck or patio.

a washer and dryer, a storage locker and a reserved parking spot. The developers are also throwing in a free Telus cable, Internet and telephone package for the first year.

Kitchens come with luxury appliance packages, gas cooktops and wall ovens with dual fans, dishwashers and microwaves. There's on-demand hot water at the kitchen sink, quartz countertops, stone tile backsplashes, recessed lighting and soft-close cabinets and drawers.

The luxury continues with energy-efficient electric floor heating systems, controlled by thermostat in the main bathrooms, porcelain tile flooring and custom medicine cabinets. Bathrooms also feature frameless glass showers, soaker bathtubs and dual-flush toilets.

Taylor said the developers have had a lot of interest from people in the area, whether downsizers looking for a convenient location or first-time buyers on the hunt for a better value.

"Everything you need is available here," Taylor said. "This is our Yaletown or our Olympic Village, the last waterfront community in Vancouver that's master-planned. We'll never see a development like this again, so it's really a unique opportunity and we're confident that buyers will respond to that."

When complete, One Town Centre will have a total of 296 homes and Wesgroup is starting with sales in the 146-unit residential tower. Homes range from 550 to 1,500 square feet and move-in dates are scheduled for the second half of 2017.

One of the highlights is the Nest thermostat, which homeowners can communicate with remotely and which self-