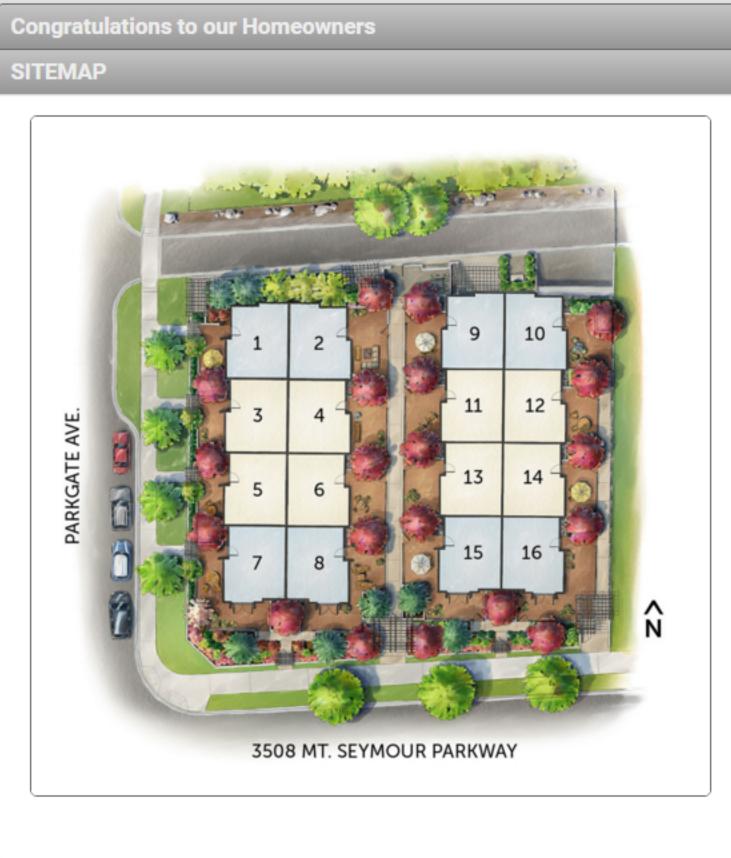
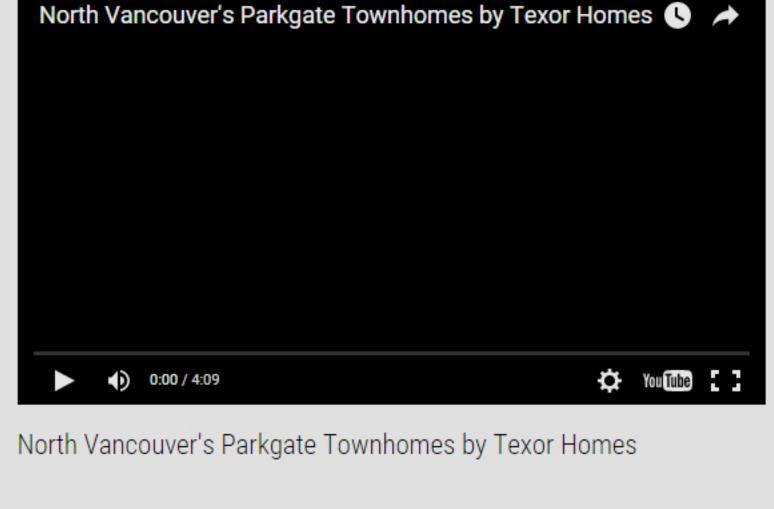
Parkgate Townhomes in North Vancouver









VISIT PARKGATE

Map Satellite

8

GARIBALDI FLOORPLAN

STRATHCONA FLOORPLAN

SEYMOUR FLOORPLAN



Luxury Townhome Living in North Vancouver

Sold Out!

The team at Texor Homes would like to thank all of our new customers who now call Parkgate "home". It has been a pleasure to meet and to know many of our new homeowners and their families over the past few months and we wish you many happy memories in your new home.

Projects page.

To learn more about our newest Metro Vancouver developments, visit our

Care-Free Homes Designed for Active Lifestyles Parkgate is a new townhome development in North Vancouver with 16 luxury

residences nestled in a walkable community less than 10 minutes drive to downtown Vancouver. Your new Parkgate Townhome is perfectly situated just steps to parks, playgrounds and golf, on the edge of the North Shore's unparalleled hiking and biking trails. This North Vancouver location feels like a resort village in the city with over 30 stores and healthcare practices only 4 minutes walk from home. Designed by the award-winning firm of Robert Ciccozzi Architecture, the

Parkgate townhomes exemplify the BUILT GREEN® standards of resourcesmart efficiency and offer functional floorplans for the best living experience possible at a price you can afford. With rich landscaping, brownstoneinspired architecture and private outdoor space, you've got one of North Vancouver's finest choices for living and a sound real estate investment in the Metro Vancouver area.

· Mitsubishi ductless Mr Slim heat pump provides quiet eco-friendly air

EXCLUSIVE FEATURES

- conditioning and heating for complete year-round home comfort and energy · Interior design by award winning Insight Design
- · Dramatic 9' ceilings and open space create a vibrant everyday living and dining experience
- Energy Star Whirlpool Duet® full size front loading washer/dryer
- Smart-wired for telephone and cable. Telus fibre optic and Shaw services available.
- · Double-paned insulated energy efficient windows
- 6" insulated walls for energy savings Acoustical window and construction details promote quiet living spaces
- Adjustable horizontal 1" window blinds for privacy and shade control



· Luxurious polished quartz counters coordinated with cabinets and backsplash tile

THE ULTIMATE KITCHEN

- · Stainless steel double basin under-mounted sink with in-sink food disposal system
- Kohler polished chrome Purist series pull-out sink faucet
- · Soft close cabinet door and drawers with polished chrome pulls
- Richelieu "Magic Corner" lazy susan cabinet organizer · Recycling cupboard
- · Hand-set imported ceramic tile backsplash
- · Under cabinet halogen task lighting • Kitchen Aid SS 30" 20 cu.ft. French Door refrigerator with bottom drawer
- Kitchen Aid SS 30" gas self cleaning range 4.1 cu ft, convection, 4 burner Blomberg SS built-in Energy Star eco-friendly dishwasher
- · Panasonic SS built-in mid-size Energy Star Genius inverter microwave
- · Recessed energy efficient ceiling pot lighting
- Upgrade Appliance Package Option shown in model home #7: Fisher Paykel SS 30" gas range 4 burner

· Polished quartz counters with twin ensuite undermount sinks Oversized porcelain tile flooring (Nu-heat floor heating in ensuite bathroom)

LAVISH BATHROOMS

- full height ceramic tile tub and shower surrounds
- Soaker bathtub in main bathroom · Spacious drawers and cupboards to maximize storage.
- Under cabinet night lighting in ensuite
- Kohler polished chrome lever handle faucets

· Polished chrome towel bars and accessories

- 10 mm glass shower door in ensuite with chrome handle · Dual-flush water efficient toilets by Kohler
- Pedestal sink in main floor powder room

5' walk-in shower enclosure with built in bench in ensuites

A five minute wander across a sun dappled bridge leads to urbane Parkgate Village: grocery stores, banks, restaurants, coffeehouses, a spirits store, a public library

among the top 10 places to live in Canada.

PARKGATE & BEYOND

amenities is instant.

and community centre - plus dedicated medical services for homeowners or their four legged companions.

Beyond Parkgate's private garden patios, a vibrant outdoor-oriented community awaits discovery. Whether by foot, bike or auto, access to North Vancouver's

A further five minute walk lands you on the doorstep of adventure: the entrance to Mt Seymour, two exceptional golf courses, family-friendly parks, sports fields and

endless trails. Few locations are so truly away from it all, yet so near. There's a reason why North Vancouver was named Moneysense's top place to live in BC and is

Dorothy Lynas Elementary



if necessary without further notice. Sales by disclosure statement. Realtor cooperation welcome. E&OE