

## Claridge House showcases 'timeless and elegant' appeal

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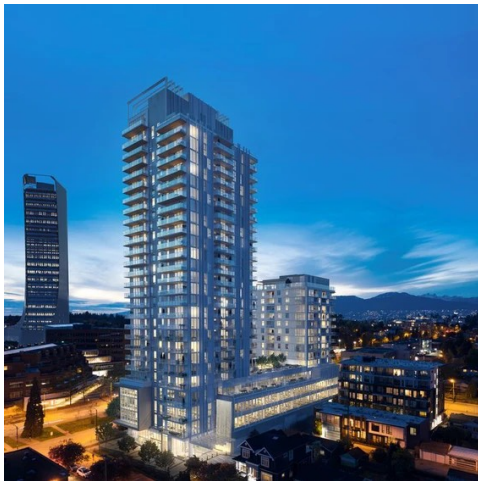


Polygon Homes' 28-storey Claridge House development will rise at West 41st Avenue and Cambie Street, in Vancouver. PNG

Claridge's Hotel, in the heart of London's posh Mayfair neighbourhood, exudes elegance and sophistication — just the inspiration Polygon was looking for when it designed and named Claridge House, its new tower near Oakridge Centre, Vancouver.

Planned for the site on West 41st Avenue and Cambie Street, the 28-storey tower includes retail and office space on its lower levels with residential units starting from the fifth floor, says Goldie Alam, Polygon's vice-president of marketing.

"Timeless and elegant," describes Polygon's vision for the building, says Alam, with the developer looking to boutique hotels as references for Claridge House. "We wanted a luxurious but intimate collection of homes," she says, noting she expects buyers will be well-travelled and eager to find the same luxury finishes and sophisticated colour palettes in their future home as they have encountered during vacations and business trips.



Rendering of the exterior of Claridge House — 133 apartment homes in a 28-storey tower designed by Dialog. PNG Residents of the 133 apartment homes in the Dialog-designed tower will enter through the lobby on 42nd Avenue.

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"There will be an over-height water feature at the entry to make it feel very elegant and understated," says Alam. The lobby will be comfortable with hotel-type seating, a concierge desk and automated parcel lockers for deliveries. The parkade below the building will provide a parking space for each apartment.

Discussing the in-progress redevelopment of nearby Oakridge Centre, which will ultimately include new urban parks, a library, community centre, additional retail and office space and residential towers, Alam says area residents are excited about the transformation of the QuadReal Property Group-owned site.

"Some people like to be at the heart of the action, and some prefer being on the edge. At Claridge House, exciting things are happening next door, but you can retreat just across the road to your smaller, boutique community," she says.

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While the revitalization of Oakridge is a draw, Alam believes the central location of Claridge House is one of the main attractions for buyers.

"For people who don't want to live downtown (Vancouver) but want the urban conveniences, it's very central on the Canada Line, equidistant between downtown and Vancouver International Airport (YVR)," she says.



The display suite primary bedroom showcases a timeless and elegant esthetic. PNG

Residents in the tower will also be just a few minutes from Vancouver's famous Queen Elizabeth Park.

"It's such a gem in the city, and to have a natural oasis (with)in walking distance is such an advantage," says Alam. Along with beautiful landscaping, an arboretum and the Bloedel Conservatory, the 52-hectare park also offers a range of outdoor recreational amenities such as pitch and putt, 17 tennis courts, picnic spots, picturesque walks and an off-leash area for dogs.

Amenities in Claridge House include the sky lounge on the top floor of the building, where residents can use the on-site

kitchen to make entertaining friends and family easy, all while taking advantage of the views of the North Shore mountains. The sky lounge will also include work pods to enable residents to get out of their own apartments if they need to work from home.

On the 5,000-square-foot podium on the fifth floor, above the retail space between Claridge House and a new rental building, a landscaped area will include a children's playground, barbecue area and tables for outdoor dining.

Alam says the interior design schemes for the one-, two- and three-bedroom apartments will convey a timeless elegance with a welcoming ambience, starting with a rift-cut white oak entry door with a custom plaque and polished chrome hardware.

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The developer's interior design team created two colour palettes, says Polygon's Celia Dawson, senior vice-president of interior design: Earl Grey and Panna Cotta.

A white kitchen and warm wood accents in the bathroom define the Panna Cotta scheme, while charcoal grey cabinetry contrasts with the marble-look quartz countertops in the Earl Grey option.



The design team chose a quartz slab backsplash in the kitchen to avoid the busyness of individual tiles. PNG

The design team chose a quartz slab backsplash in the kitchen to avoid the busyness of individual tiles, says Dawson, who points out that in open-plan spaces where kitchens, dining and living rooms merge, it's important to maintain a clean and uncluttered esthetic.

To achieve this, the major appliances, a counter-depth refrigerator and dishwasher, are integrated for a seamless look, while the island is completed with waterfall edges on both sides.

"This finishing detail allows the island to relate to the living room as a beautiful piece of furniture," she says.

On the practical side, Dawson says a carefully designed cabinet with three good-sized bins and a shelf for paper recognizes the importance of functional recycling features in apartment living.

In the ensuite bathrooms, real marble floor and wall tiles will enhance the spa-like ambience, says Dawson, pointing out the floating vanity has a subtle quartz countertop with less veining than the kitchen



Marble floor and wall tiles enhance the spa-like ambience in the primary ensuite. PNG

Other details that support the spa esthetic are the under-cabinet illumination for soft lighting at night, good-sized medicine cabinets that provide space to store soaps and other products and a ledge below the mirror that keeps clutter off the countertop.

One of the other standout details in the apartments will be the closets in the primary-ensuites, says Dawson, where custom millwork will include hanging, shelving and drawer space. The hanging rods, with built-in LEDs, double as lighting fixtures activated by motion sensors while strategically placed mirrors visually expand the space. Building on the site is expected to start in 2022, says Alam.

**Project:** Claridge House

**Project address:** 498 West 41st Avenue, Vancouver

**Developer:** Polygon Claridge House Development Ltd.

**Architect:** Dialog

**Interior designer:** Polygon Interior Design

**Project size:** 133 apartment homes

**Number of bedrooms:** 1-, 2-, 3-bedrooms

**Price:** Call for more information

**Sales centre:** 498 West 41st Avenue, Vancouver

**Centre hours:** Opening Soon

**Phone:** 604-941-8305

**Website:** [polyhomes.com](https://polyhomes.com)

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