



WEST BUILDING FEATURES

LUPINE
WALK SEYMOUR
VILLAGE

PURE NORTH SHORE LIVING

- Modern and inviting architecture by award-winning global architecture firm, IBI Group Architects
- Two six-storey buildings at the peak of Seymour Village around a beautiful central courtyard, capturing breathtaking mountain, forest and ocean views
- Nestled between Mount Seymour and the Inlet, Lupine Walk provides unlimited access to a dynamic mix of what the North Shore is best known for:
 - Renowned mountain biking, trail running, hiking and downhill skiing at Mount Seymour
 - Scenic paddle boarding, kayaking, and swimming at Whey-ah-wichen (Cates) Park, North Vancouver's largest seaside park with beaches, a playground and picnic areas
 - Hike Quarry Rock or visit Deep Cove, featuring world-famous Honey Doughnuts & Goodies
- 7 minutes to every urban convenience at Parkgate, Northwoods and Dollarton Villages featuring Stong's Market, Shoppers Drug Mart and more
- 20 minutes to Downtown Vancouver

MODERN INTERIORS

- Contemporary and sophisticated interiors by Ste. Marie Studio
- Two designer colour schemes featuring soft and inviting palettes inspired by natural elements found on the North Shore
- Elegant and durable laminate wood flooring throughout
- Airy ~8'10" ceilings in the living and bedroom areas (level one homes feature ~10' ceilings), with ~8' drops in the kitchen and bathrooms
- Full-size front-load washer and dryer
- Ceiling light in bedrooms

GOURMET KITCHENS

- Monochromatic kitchens with large single bowl undermount sink with contemporary, single-lever, brushed nickel and pull down kitchen faucet
- Polished engineered stone countertops and porcelain tile backsplash
- Stainless steel appliance package includes:
 - 24" low dBA dishwasher
 - 27.5" counter-depth bottom mount refrigerator
 - 30" 5-burner slide-in electric range with Wi-Fi connectivity
 - 30" slide out range hood fan
 - Built-in microwave
- Recessed LED ceiling lights and low-profile linear LED under-cabinet lights
- Large kitchen islands expand your counter space and offer additional seating

ENHANCE YOUR HOME

- Choose from a selection of optional upgrades:
 - Cooling in main living area and primary bedroom
 - Upgraded custom built-in closet organizer in the primary bedroom closet
 - Level 2 EV charger installed in your parking stall
 - Additional bike/storage lockers and parking stalls (subject to availability)

SPA-LIKE BATHROOMS

- Contemporary laminate vanities with polished engineered stone countertops, undermount sinks and brushed nickel fixtures
- Main/ensuite bathroom includes tall medicine cabinet and shelving for convenient storage
- Matte porcelain floor and ceramic wall tile
- Contemporary soaker bathtubs (except B1 Plan)
- 5' showers with frameless glass enclosure in ensuite bathrooms (2-bath homes only)
- Dual flush low-consumption toilets
- Practical and sleek handheld shower set in main/ensuite bathrooms

AMAZING AMENITIES

- A large central courtyard including an open micro-clover greenspace, children's play structure, communal BBQ, outdoor dining area and ample patio seating
- Outdoor social gathering areas including a giant chess set overlooking the courtyard
- Bike/pet washing stations at courtyard entrances
- A bike repair stand and dedicated car wash stall
- A private walking path with fitness stations surrounds the property and connects to the multi-use one outside the property
- Access to The Park at Seymour Village featuring a multi-level children's playground, grass playfield and picnic shelter
- Beautifully furnished lobby entrance featuring a sleek fireplace lounge and Indigenous artwork
- Secured mailroom with parcel delivery lockers for your online orders
- A fully-equipped fitness centre, including cardio machines, a weight training zone, stretching area, heavy bags and TRX System
- A social lounge featuring a large chef's kitchen, 12 seat dining table, fireside movie lounge area, billiards table, breakout conversation spots and kids' play zone to host your friends and family
- An exclusive 5th floor outdoor rooftop patio featuring breathtaking views of the Inlet

THOUGHTFUL TOUCHES

- Thermally fused laminate cabinetry in colours and textures inspired by natural driftwood and local forests
- Private balcony or patio spaces for each home
- Large windows for access to natural light
- All residential parking stalls will be EV capable
- Every home comes with a dedicated parking stall and storage locker
- Energy Recovery Ventilators help reduce energy consumption and provide improved indoor air quality and comfort
- Secured front lobby access with enterphone and restricted floor access elevator
- Secured underground parkade
- 2-5-10 Year New Home Warranty Insurance



AQUILINI

MARKETING BY
rennie