

# FOR SALE & for living

WALL CENTRE CENTRAL PARK  
#1007 – 5470 Ormidale Street  
Vancouver



## #1007 – 5470 Ormidale Street Vancouver

**BUY NOW-MOVE IN NEXT YEAR! Neighbourhood. Park. Views. Shopping. Transit. ALL THAT'S MISSING IS YOU. This is the last phase in Vancouver's hottest new development, Wall Centre Central Park. Relax, exercise, work & play - Wall Financial does it again. This perfectly laid out 1BR+Enclosed Balcony (second BR or Den) & flex home with Balcony is designed to meet LEED Gold Standards by award-winning gBL Architects featuring floor to ceiling windows, cocoa wood-tone laminate floors, shaker-style cabinetry, quartz/marble counters, & stainless steel appliances (gas range). Amenities: fitness centre, 60-ft pool, hot tub, meeting rooms, caretaker & lush gardens. ASSIGNMENT OF SALE—estimated completion Early 2018. 1 parking on P2 by elevator & same flr locker included. Rentals/pets allowed!**

### INFORMATION YOU NEED TO KNOW:

PRICE	\$479,900
ADDRESS	#1007– 5470 Ormidale Street. Vancouver
AREA	Collingwood
TYPE	1 Bedroom plus Enclosed Balcony, Flex & Balcony (Dark)
BATHS	1
SQ FT	543
STRATA FEES	\$244.20
PARKING	1 (P2 close to elevator)
STORAGE	1 same floor (10th) locker included
YEAR BUILT	2018
VIEW	North
PETS	Yes - 1 Dog or 2 Cats or 1 of each
RENTALS	Yes
ORIGINAL PRICE	\$270,400
DEPOSIT	\$27,400
CREDITS	\$9,652.80

### INFORMATION YOU **want** TO KNOW:



Transit

0.0 km



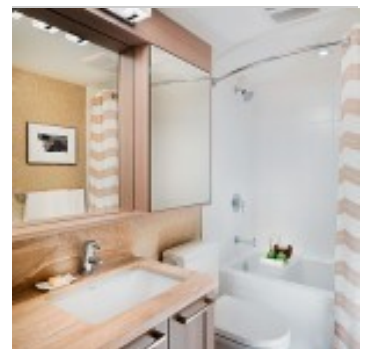
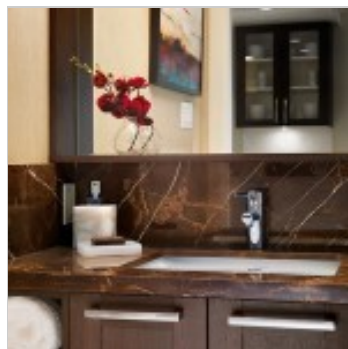
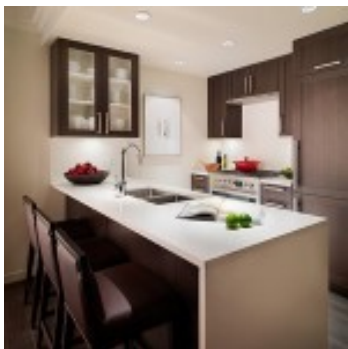
Nearest Park  
Central Park



Schools nearby:  
Graham D. Bruce  
Elementary



Coffee shops within 1 km:  
12



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**RENNIE**  
&  
ASSOCIATES  
REALTY

## TRANSIT-ORIENTED MASTER-PLANNED COMMUNITY

DESIGNED TO MEET LEED® GOLD STANDARDS BY VANCOUVER'S OWN GBL ARCHITECTS WITH CONTEMPORARY MODERN GLASS EXTERIORS & QUALITY CONCRETE CONSTRUCTION.

TWO DELUXE COLOUR SCHEMES IN LIGHT AND DARK SELECTED BY AWARD-WINNING BYU DESIGN.

### URBAN CHIC

- Striking glass and concrete towers rise above lush, tree-lined streets, restful pathways, garden plots and water features
- Expansive floor-to-ceiling windows increase the flow of natural light
- Stunning city, water and park views to enjoy from your urban home
- Modern and stylish roller blinds that add privacy and sophistication
- Ultra-wide and durable cocoa wood-tone laminate floors throughout living, dining and kitchen areas
- Open layouts with large balconies to maximize light and living space
- Sleek brushed nickel door handles add to the overall allure of elegance
- Nature-inspired loop pile broadloom carpeting, custom designed for maximum comfort and durability

### SMART KITCHENS

- Customize your cooking space with two colour schemes: Light and Dark
- Durable shaker style cabinetry in foil wrap wood and glass (above peninsulas) with contemporary brushed nickel handles
- Luxurious polished quartz slab countertops and backsplash
- Integrated front paneled Porter & Charles refrigerator for a seamless culinary experience
- Integrated front paneled Porter & Charles dishwasher
- Stainless steel Porter & Charles dual-fuel gas range
- Designer Grohe faucet with pull out feature
- Bright halogen recessed pot lighting featuring a contemporary bright chrome fitting that makes your entire kitchen sparkle
- Contemporary square-edged stylish stainless steel double bowl sink
- Convenient countertop overhang for social kitchen dining

### BATHROOM OASIS

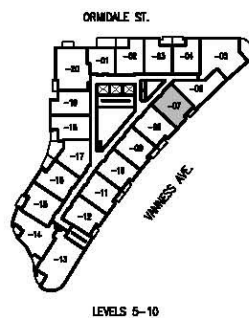
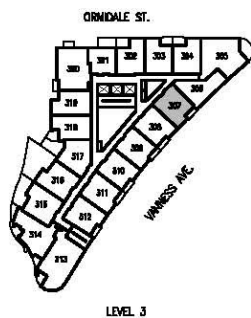
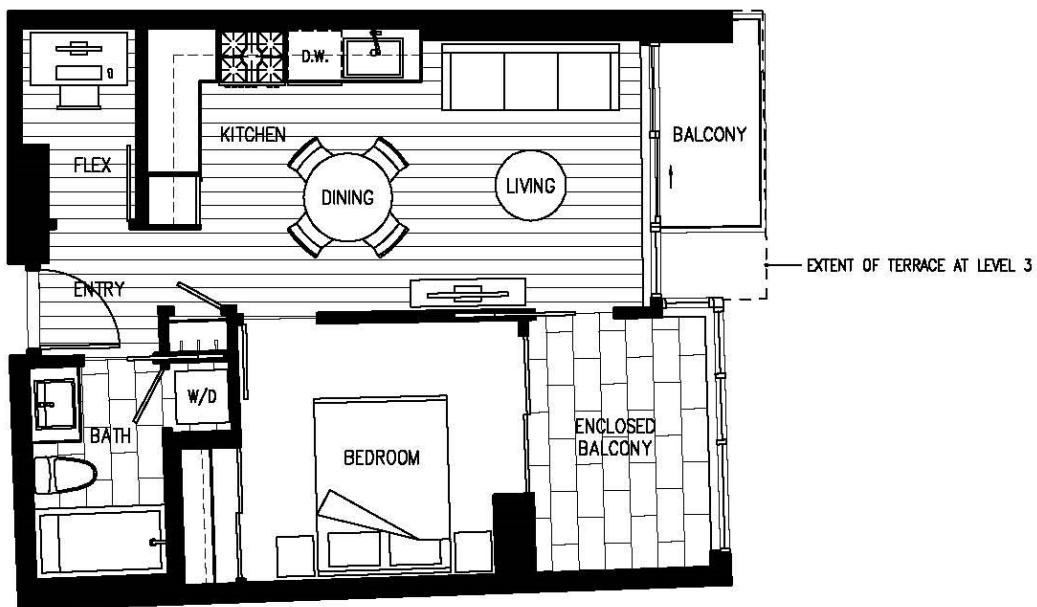
- Stunning marble stone countertops and backsplash
- Deluxe custom cabinetry with extra storage plus an integrated mirrored medicine cabinet with lighting bar
- European style, frosted glass box vanity lighting fixtures for a soft soothing spa-inspired bathroom
- Extra large format ceramic tiles on floors and walls
- Luxurious soaker bathtub with sleek and lasting finish
- High efficiency toilet by Duravit
- Rectangular Duravit undermount sinks
- Ultra-modern Grohe showerhead and faucets
- Recessed wet-rated halogen potlight at tub and shower

### MODERN CONVENIENCES

- Meeting Rooms and fully-equipped Fitness Centres in each tower
- Exclusive Clubhouse for resident use only, features a 60-foot Swimming Pool and Hot Tub, plus a fully-equipped Fitness Facility
- Outdoor landscaped space for entertaining and gathering
- Home to a new annex for the Collingwood Neighbourhood House offering programs including cooking classes, peer support, tai chi/yoga and more
- Green and sustainable, large community gardening plots in designated areas will allow for growing organic produce and encourage residents to maintain composting
- Secured underground parking with a separate gate for residents and visitors
- Across the street from Burnaby's expansive Central Park with opportunities for cycling, walking, trails, picnics, lakeside naps, and more
- 5-minute walk to Joyce SkyTrain Station
- Easy access to Metrotown and Crystal Mall for shopping, dining and socializing
- 5-minute walk to schools, shopping and the Collingwood Neighbourhood House

# Wall Centre Central Park T3 Plan C5a

1 Bedroom + EB + Flex



DIMENSIONS, SIZES, SPECIFICATIONS, LAYOUTS AND MATERIALS ARE APPROXIMATE ONLY AND SUBJECT TO CHANGE WITHOUT NOTICE. E.&O.E.