



# PLAZA ONE

AT KING GEORGE HUB

## FEATURES

### FRESH DESIGN WITH A MODERN EDGE

- Conceived by award-winning developer PCI Developments, King George Hub is a transit-oriented mixed-use community in the heart of Surrey City Centre
- Located next to King George SkyTrain Station and RapidBus line – living here gives you the freedom to get anywhere effortlessly with connections to anywhere in Metro Vancouver
- Designed by MCMP Architects, one of BC's premier urban architects with 50 years of experience and several notable landmarks throughout Metro Vancouver
- Constructed by Ledcor Construction, one of Canada's leading & most trusted builders
- The community includes a LEED® Gold office building on site, 42,000 square feet of extensive residents-only amenities, and 125,000 square feet of retail space with a pedestrian-friendly urban plaza offering groceries, coffee, eateries and more, just an elevator ride away
- Walking distance from countless workplaces, shops, services and restaurants, including Save-On-Foods, Brown's Socialhouse, Central City Shopping Centre, T&T Supermarket, SFU Surrey campus and much more
- 8 minute walk to Surrey Memorial Hospital

### INSPIRING INTERIORS

- Bright interiors by BYU Design feature rich finishes and stylish features that complement the vibrant community
- Living, kitchen and dining spaces are interconnected, efficient for everyday living or entertaining
- Large windows frame stunning panoramic views
- Warm laminate wood flooring throughout
- Your choice of two contemporary colour palettes, Light or Dark
- 24" Samsung front-loading washer and dryer

### FUNCTIONAL KITCHEN

- Premium appliance collection, including:
  - Bosch 24" integrated fridge & freezer
  - Blomberg 24" integrated dishwasher
  - Bosch 24" stainless steel wall oven
  - Bosch 24" induction cooktop
  - Faber built-in hood fan
  - Panasonic stainless steel built-in microwave
- Rich and refined quartz countertops with matte or polished porcelain backsplash
- Corner 2 Bedrooms feature a window as the backsplash
- Chrome faucet with matte black hose
- Stainless steel kitchen sinks
- Modern and durable wood laminate upper cabinetry, accented with shaker-style lower cabinets

## **SERENE BATHROOMS**

- Refined large-format porcelain tiles for bathroom and laundry floors, and bathroom accent wall
- White ceramic tile vanity wall and shower/tub walls
- Elegantly-shaped white sink paired with a sleek chrome faucet on quartz countertop
- Recessed shower niche in matte black
- White soaker bathtub with large-format porcelain apron
- Sleek frameless tempered-glass shower enclosure
- Chrome bath and shower fixtures, including a rain shower head for master ensuites
- Versatile medicine cabinet in ensuite
- Water-efficient dual-flush toilet
- Stylish matte black open shelf for easy access
- Elegant recessed track lighting
- Polished chrome bathroom accessories, including paper roll and towel bar

## **ENRICHING AMENITIES**

- Social Hub (Roof)
  - Indoor and outdoor dining lounge
  - Indoor and outdoor games room with foosball, ping pong tables
  - Outdoor entertaining area with firepit and outdoor theatre
- Family Hub (L3 Podium)
  - Indoor and outdoor dining lounges perfect for hosting, equipped with cooktop, full-size refrigerator, and spacious seating
  - Kids playground
  - Outdoor deck with fireplaces and BBQ stations
- Work Hub (Ground Level)
  - Private theatre room
  - Co-working and library space
  - Maker's space
  - Concierge station, parcel delivery room, and mailroom

- Fitness Hub (Separate Amenity Building)
  - 6,000 SF contemporary, state of the art fitness centre
  - Separated yoga & multi-functional areas
  - Digital fitness friendly
  - Indoor half basketball & multi-purpose court
  - Rooftop outdoor social and meeting space
- On site caretaker
- Secure underground parking with most homes
- Secure bike storage with all homes
- Secure fob access throughout building
- Three high-speed touchless elevators

## **PCI / WPM CUSTOMER CARE**

- Comprehensive new home 2-5-10 year warranty
- Integrated strata management by Warrington PCI Management

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