DRAFT

AEGEAN HOMES

IN DOWNTOWN SQUAMISH

Invest in the Future Life Style

aegeanhomes.ca

Anxin Projects

LUXMORE MARKETING

AEGEAN HOMES VISION

To develop Aegean as a unique and vibrant gateway to all season mountain recreation. This will be harmonized with the natural environment and staged from an exciting and intimate city core.

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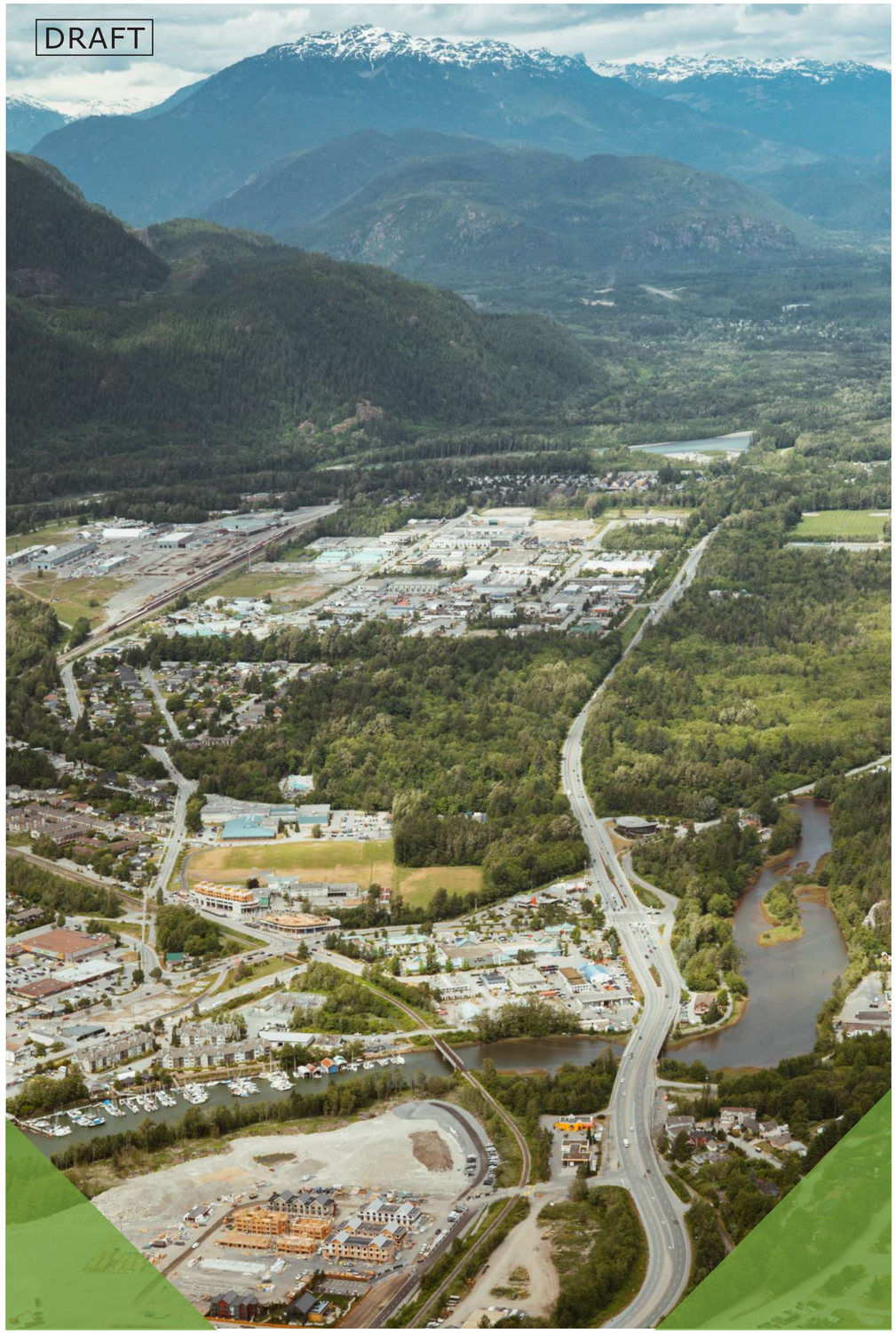

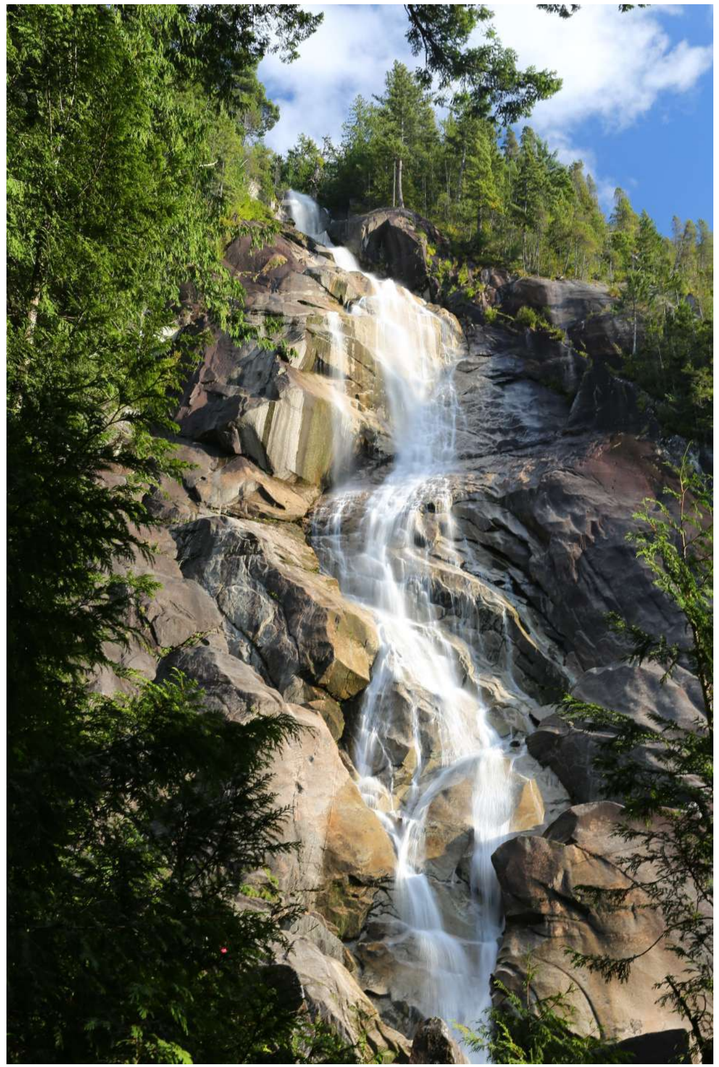

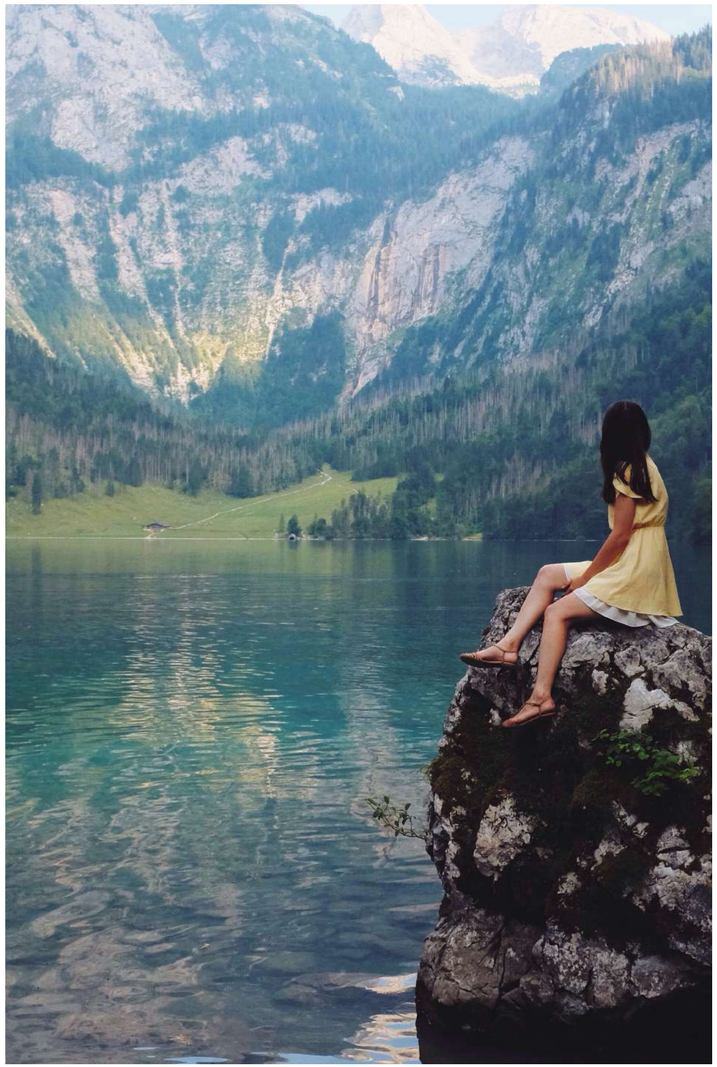

UNPARALLELED LIFESTYLE

Squamish is hardwired for adventure, offer proximity to Metro Vancouver and Whistler, and have all the amenities you could want or need.

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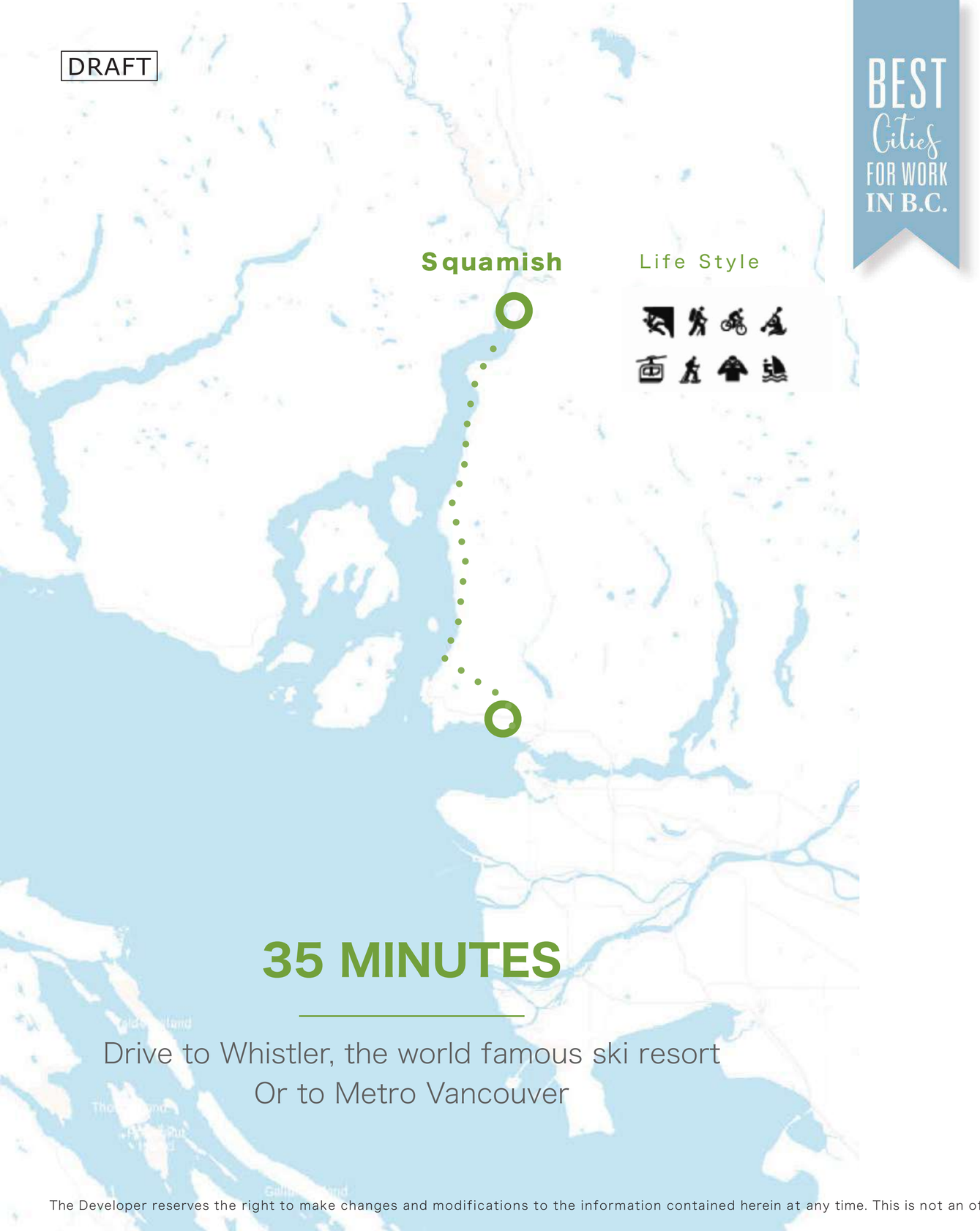

BEST Cities FOR WORK IN B.C.

BEST CITY IN BC TO WORK

BC BUSINESS MAGAZINE, 2019

One of **TOP 10** fastest growing communities in **Canada**

The Sea-to-Sky Corridor owes its strength to several factors, including fast-rising incomes, generous spending on recreation and booming population growth.

Average household income : $116,171

Five-year average household income growth: 23.1%

Average household spending on recreation: #1 in BC

Average shelter spending : $26,207

Average value of primary real estate : $836,807

Average commute in minutes: 27.1

Five-year population growth : 13.1%

35 MINUTES

Drive to Whistler, the world famous ski resort
Or to Metro Vancouver

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save on foods

SHOPPERS DRUG MART

RBC

TD

Aegean Homes

Future Pedestrian Bridge
Connect to the New Park

DOWTOWN NEIGHBOURHOOD

The Aegean Homes is CENTRALLY LOCATED in Squamish Downtown, surrounded by city hall, library, schools, shoppings center and community park. Your life will be much easier because of the convenience of this location.

LIFE IN SQUAMISH

Imagine stepping out your door this morning to world-class mountain biking, kiteboarding, running, climbing and hiking. Or, for that matter, to fantastic dining, and great shops. This condo project by ANXIN is inspired by the outdoors. The best of the mountains and the best of the city is all within easy reach.

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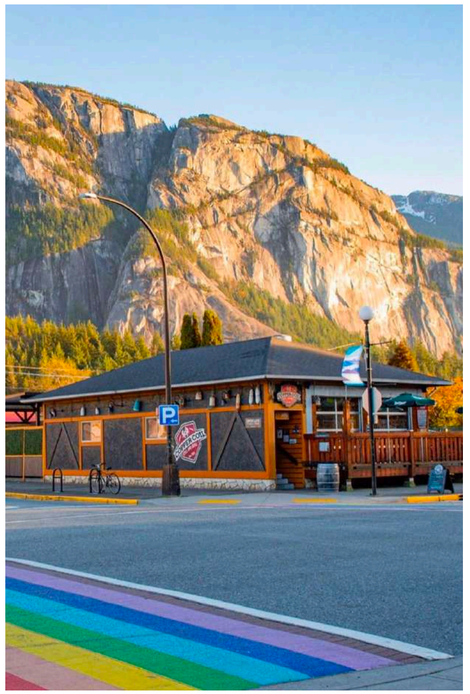

A LOVELY CITY

Guests often remark on the friendliness of the people who work, live and call Squamish their home. Big smiles come naturally here, and it's easy to see why – A hidden gem of a resort nestled in the mountains above the Squamish Downtown, pleasant weather and mountains to play on – **What's not to love?**

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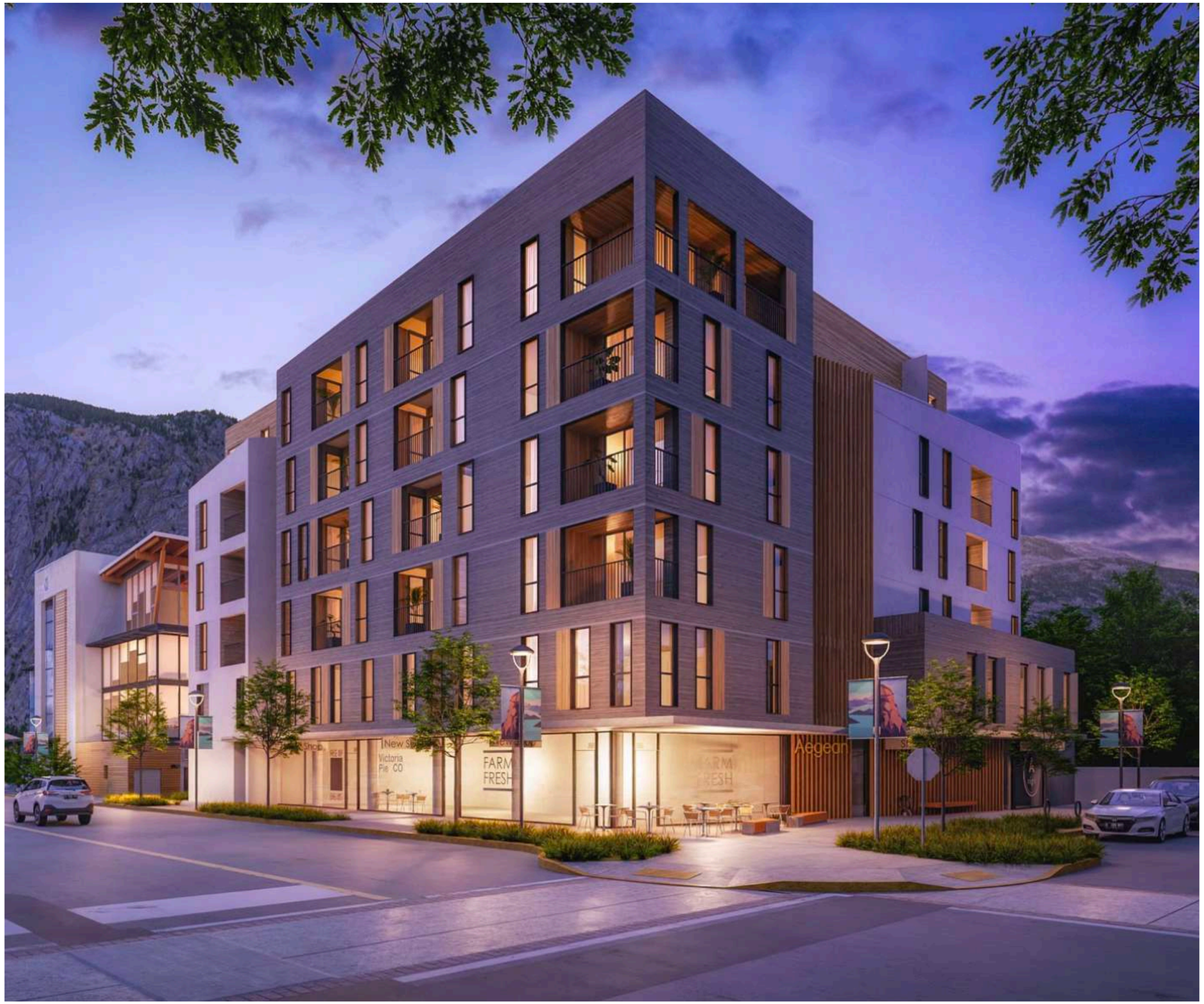

DYNAMIC LIVING

Complementing homes that are already richly intricate, each home at The Aegean Homes has been meticulously crafted for a life of effortless style and enduring elegance.

The Aegean Homes has the stunning views on all sides.

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ELEVATED ELEGANCE

The mountains at sunset, the home warm glow at night, the treetops in every direction – the outdoor decks at The Aegean Homes are an elegantly elevated way to take in the natural beauty of the neighborhood around you.

These immaculately landscaped and thoughtfully designed homes give you both privacy and unobstructed views to entertain friends on star-filled nights, enjoying the sunset at dinner, or simply savor a quiet morning with your coffee.

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FEATURES

Building Features

High quality window with an abundance of natural light
Designed by the award winning Group
Large, efficient floor-plates
Signage opportunities available (ground floor)
Stunning arrival experience
High-speed elevator
Prominent 12’ height ground floor, and generous 9’ high Ceilings

Home Features

Modern architecture with clean lines and a bold materials palette
Scandinavian-inspired color schemes in Light and Dark
Expansive windows and outdoor spaces, designed to celebrate the beauty of the natural setting.
Spacious garages that accommodate the storage of forward-thinking rough-ins for electric charging stations

Kitchen Features

Airy, open plan kitchens
Gourmet kitchens with plenty of convenient storage
Undermount double bowl sink

Energy-efficient stainless-steel appliance package:
- 30" refrigerator, induction range, and 28" hood-fan
- 24” integrated dishwasher with Hidden Controls
- Microwave with stainless steel trim kit
- Front loading washer and dryer

TRANQUIL BATHROOMS

Faucets, shower systems, and hardware
Medicine style cabinetry for all your storage need
Modern rectangular sinks
Master ensuite features a deep soaker 32" Alcove tub
Custom-designed cabinets with slab doors
Laminate countertops with top mount sinks
Ceramic tile flooring in main and ensuite bathrooms

PARKING

Abundance of e-vehicle parking spots
Additional, ample on and off site parking
Fully secured parking garage

AMENITIES

Outdoor lavish green terraces
Secure floor-by-floor fob-controlled access
Fully loaded fitness and weight rooms to get your sweat on
Indoor/outdoor yoga and stretching zones
Social lounge, with table games and cozy fireside seating
Breakout workspaces to get the job done

ENVIRONMENTAL/ SUSTAINABILITY

High-efficiency water fixtures
Low-E glazing for high-efficiency passive energy regulation
A generous, wide front sidewalk with a pattern of pigment dyed concrete and embedded LED lighting referencing the elemental nature of the site
Low maintenance, drought tolerant and native adaptive landscaping, bench seats and cycle racks
Wired for high-speed internet, networking, Wi-Fi, and digital TV systems
Individually controlled heating and cooling system

Security

Deadbolts on all exterior doors
Interconnected, hardwired smoke and C02 detectors
Pre-wired for security system
Customer Care Warranty included with every home.
Protected by Travelers 2/5/10 warranty program
- 1 -2 years on labor and materials
- Five years of building envelope protection
- Ten years for major structural defects

A Foundation of Trust

Anxin Group

Anxin Group is registered and based in beautiful Vancouver, B.C. Foucing on real estate developments.

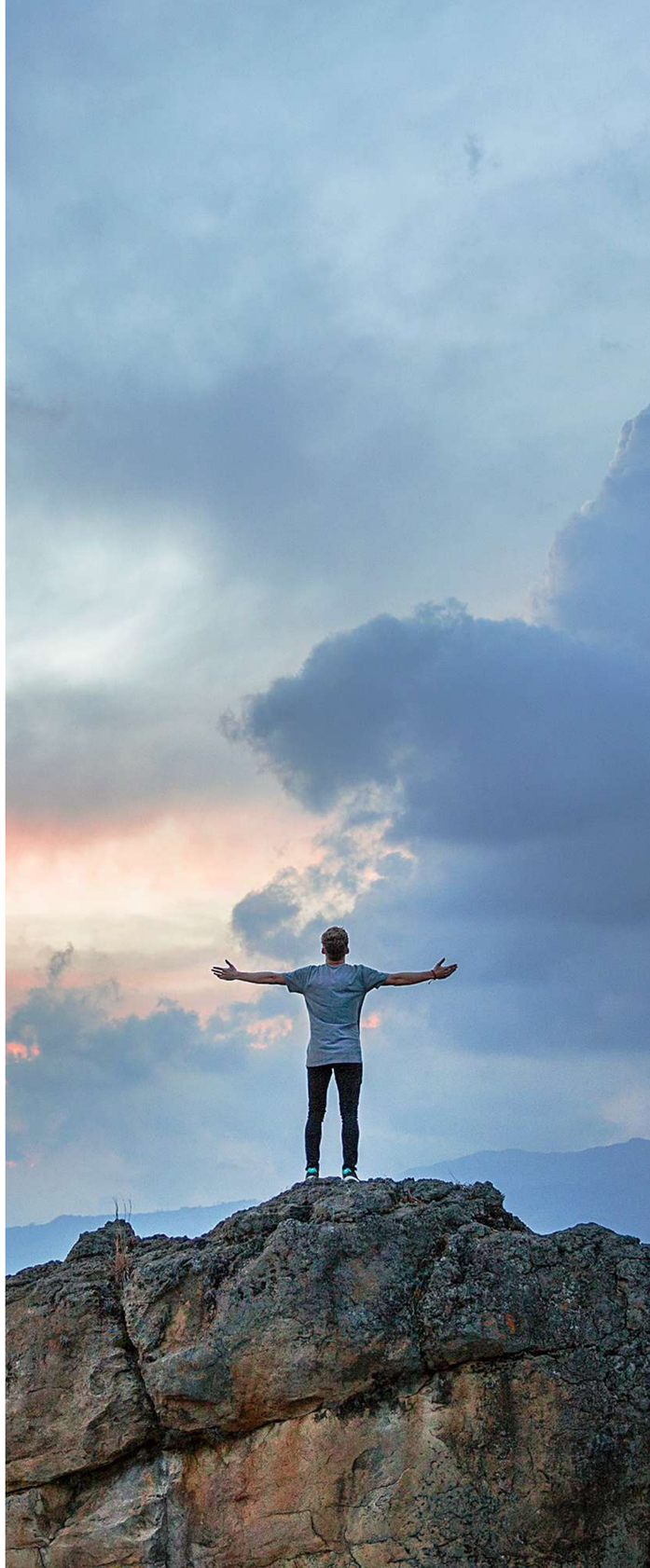
Anxin Group's professionals offer you our excellent services. Our professional team can provide you with reliable home to aid your life in Canada. We hope to provide the best customer service possible and be the life-long friends of all our clients.

Luxmore Marketing

Luxmore Marketing is proud of our professional Advertising & Sales team's approach to New Development Projects and home buy&sell. With over 180 Licensed REALTORS®, Luxmore Marketing is well positioned to help our clients succeed.

AKA Architecture + Design Inc

AKA Architecture + Design Inc, is an energetic, full service architectural firm practicing in the Sea to Sky Corridor since 2002. Located in Squamish, BC, AKA has produced an extensive portfolio of successful projects of varying scales and complexities.



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