



OAKRIDGE
THE LIVING CITY

FEATURES & SPECIFICATIONS

The Living City

An urban enclave defined in equal terms by its landscape and its people, organized around a nearly 10-acre park with elegant towers extruded organically from the landscape; supporting a quality of life that draws on a past steeped in raw natural beauty to represent a future of social, environmental and cultural abundance. Oakridge will be a crossroads for living, working, connecting, learning, creating and exploring – cultivated by those who want to be part of what’s next.

It will include:

- A cultural hub that pays homage to human experience in all its forms
- 2,600 homes for nearly 6,000 residents
- Workspace for 3,000 creative professionals
- More than 300 stores featuring the world’s most distinguished brands
- A unique culinary experience featuring the best local and global chefs
- One of Vancouver’s largest community centres
- Vancouver’s second-largest library
- A nearly 10-acre park made up of six integrated smaller parks
- The world-renowned Goh Ballet performing arts academy
- An incomparable variety of live music venues

Oakridge will restore the living city – one that celebrates nature as an integral part of who we are and what makes Vancouver one of the most livable cities in the world. Its organic architecture and comprehensive infrastructure will support an intuitive and serendipitous way of life that evolves constantly, naturally and flexibly. Our vision of Oakridge is a testament to the ability of man and nature to coexist.

A place for life to unfold.

Location

Oakridge is at the geographic centre of Vancouver, equidistant between downtown and the international airport. It’s connected to both by a north-south rapid transit line and is on one of the city’s most important east-west transportation corridors. It sits amidst the most valuable residential real estate in Canada, in one of the most sought-after locations in the world.

15 minutes to Downtown | 15 minutes to YVR | 20 minutes to UBC

Education

Oakridge is at a prime location in the heart of Vancouver. It is within minutes of several of Canada’s best secondary and post-secondary education institutions.

Crofton House 8 minutes | St. George’s 12 minutes | Vancouver College 5 minutes | York House 7 minutes | Little Flower Academy 5 minutes



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westbankSM

Sustainable Living

Every aspect of Oakridge has been designed to be energy inter-dependent. The elevators and escalators generate electricity as they move, which is then captured and stored for future use. Solar panels on the residential towers capture energy and turn it into electricity that can be used to light the park. A new urban woodland will be created by planting 1,400 trees and restoring what was once a natural enclave at the heart of the city.

Oakridge will be heated and cooled by a neighbourhood energy system designed and operated by Creative Energy. With support from development partner QuadReal and in partnership with Corix, Creative Energy is designing a system that will provide reliable low-carbon energy to Oakridge and the surrounding area. Greenhouse gas emissions will be reduced by nearly 70 percent compared to conventional natural gas boilers or electric chillers, the equivalent to taking 1,325 cars off the road annually.

Amenities & Services

In addition to the public amenities offered at Oakridge, each building will have extensive private amenity spaces. Residents will have access to private indoor and outdoor amenity areas including children's play areas, a music room, a study room, bocce ball fields, a games room with a billiards table, a state of the art gym, and an indoor-outdoor lounge.

Each tower will also have a private lobby with soaring ceilings, a Fazioli piano and water feature that flows from inside to outdoors.

Mobility

Oakridge will offer an unprecedented range of options and services.

Valet Service

- Valet Membership \$188 monthly | Electrical Vehicle \$228 with compatible adapters
- Two Bedrooms include one valet membership | Three Bedrooms include two valet memberships | One Bedroom waitlist enrolment
- Underground bike silos for residents to access to their own bicycles

Oakridge Car Share Club

- \$200 monthly credit allowance to operate Oakridge's fleet of luxury vehicles

BC Trans-Link Pass

- 1-Zone pass per household for first two years

Storage

Available for lease upon completion

Maintenance Fee

Approximately \$0.83 per square foot

- Geothermal exchange central air-conditioning, heating, and water
- Concierge services include 24hour front desk, parcel recipient and delivery, in-suite dining experience from the Oakridge Kitchen, and BMW bike-share program

Home Deposit

- 1) \$50,000 bank draft or certified cheque with Contract of Purchase and Sale and increase to 10% of Purchase Price within 7 days;
- 2) 10% of Purchase Price payable 30 days following receipt of the Building Permit Amendment and the Financing or the date that is 6 months from Contract Date;
- 3) 5% of Purchase Price 12 months after the Second Deposit.



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Castiglia x Oakridge

Overview

Total Number of Homes: 158

Estimated Completion Date: Summer 2023

Stepping into a home in Building 3 is in a way much like stepping into a natural oasis in the middle of the city. Every surface breathes raw natural beauty. Natural wooden floors are offset by dark accents. Stone and marble walls pay homage to the rugged mountains north of the city, while smooth white cabinets mimic the reflective surface of English Bay on an early Sunday morning.

INTERIOR DESIGN FEATURES

Kitchen

- Quartz solid surface countertops and backsplash
- Matte white lacquer cabinetry with charcoal island cabinetry
- A herb garden is integrated into the kitchen shelving, complete with water reservoir and LED lights to grow your own fresh herbs and edibles
- Miele white 24" / 32" / 37" induction cooktop
- Miele white 24" speed oven
- Miele white 24" / 30" oven (excluding One Bedroom)
- Miele fully-integrated dishwasher with custom panel
- Miele 24" / 30" / 36" fridge
- Concealed hood fan
- Engineered oak wood flooring

Living

- Marble porcelain tile entry wall
- Engineered oak wood flooring
- Motorized sun shades; black-out shades in sleeping spaces
- Triple pane curtain wall for added thermal and acoustic performance

Master Bedroom

- Custom-designed B&B Italia closets wrapped in regenerated leather with brushed light Oak doors

Bathrooms

- Drop-in tub with marble porcelain tile
- Quartz countertops and under-mount sinks
- Floating matte white lacquer vanities
- Luxurious marble porcelain tile walls and floor



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Lissoni x Oakridge

Overview

Total Number of Homes: 318

Estimated Completion Date: Early 2024

Piero Lissoni, a renowned Italian interior designer with an international practice, was selected to do the interior design for Building 4 at Oakridge. With 42 floors, 318 residential units, and 4 high-speed elevators, Building 4 is one of the tallest residential towers within the Oakridge complex. Lissoni's design approach for the lobby, the building amenities, the rooftop garden, and all the homes was entirely informed by the proximity and connectivity to the majestic beauty and singular topography of the Pacific Northwest – the dense forests, tree variations, and mountain tops visible on the horizon when the fog breaks. The stunning view that every home and public space in this building offers is the centrepiece around which Building 4 is designed.

INTERIOR DESIGN FEATURES

Kitchen

- A self-contained Boffi On/Off kitchen unit, gives residents the ability to tuck away their kitchen or keep it open, with a button to open or close a garage-like door
- All the functionality of the kitchen lives within a sleek cabinet with two finish options: a lead colour metal finish or dark wood finish
- The interior of the kitchen when unveiled is stainless steel including the countertop and backsplash and sides
- LED lighting, integrated shelving units and integrated hood fan
- Miele 24" / 32" / 37" induction cooktop
- Miele 24" speed oven

- Miele 24" / 30" oven
- Miele fully-integrated dishwasher with custom panel
- Miele 24" / 30" / 36" fridge
- Boffi hood fan
- Engineered oak wood flooring

Living

- Dark oak millwork in selected units
- Motorized sun shades; black-out sun shades in bedrooms
- Triple pane curtain wall for added thermal and acoustic performance
- Engineered oak wood flooring

Master Bedrooms

- Bedrooms designed to feel light and spacious with open closets and glass instead of traditional walls
- Custom-designed glass storage closets by Piero Lissoni

Master Bathrooms

- Built-in bathtub with dark natural stone, with contrasting finish of honed tub deck and textured tile surround
- Custom shower tray with a matching textured dark natural stone finish
- Dark natural stone integrated sink and countertop
- Dark wood vanity
- Wood like flooring



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