

ICONIC CHARACTER

THE *Grant*

INSPIRED LIVING



ICONIC CHARACTER INSPIRED LIVING

TWO STREETS. FOUR STOREYS. THIRTY-THREE HOMES.

A curated collection of character-filled lofts, condos and townhomes that blend seamlessly with the quiet, suburban surroundings at the corner of Nanaimo and Grant. Blending traditional, industrial brick expressions with modern details rising upward, The Grant lives and breathes modern nostalgia.

AMACON
LIVE WELL.

THE HERE & NOW

OLD-SCHOOL CULTURE. MODERN STYLE.

A curated collection of character-filled lofts, condos and townhomes that blend seamlessly with the quiet, suburban surroundings at the corner of Nanaimo and Grant. Triple-glazed windows and extra insulation goes above and beyond, making each suite energy efficient and quieter than your average home. Blending traditional, industrial brick expressions with modern details rising upward, The Grant lives and breathes modern nostalgia.





**DISTINGUISHED BY CHARACTER.
DRIVEN BY DETAIL.**

The Grant's red fabric canopies stand out amongst the crowd, creating an eye-catching entry against the black metal details that surround them: The perfect spot for hiding out during those rainy days.

THE HOMES

LIVE IN CULTURE.

The Grant's interiors were inspired by the Italian heritage of the land it inherits. The ample natural light hits each hand-picked material and fine detail to create a harmonious design in every corner. Spacious outdoor areas let fresh air flow, while inside, classic finishes and textures come together to create a modern aesthetic in two different colour schemes; Iconic and Inspired; both with thoughtful touches throughout.





INTERIOR HIGHLIGHTS

IN-SUITE FLEX /
STORAGE ROOMS

LARGE BALCONIES
AND DECKS

TRIPLE-GLAZED
WINDOWS

HIGH 9' CEILINGS

HEATING AND
COOLING SYSTEMS

**REFRESHING INTERIORS.
CONFIDENT EXPRESSION.**

CHARM. EITHER WAY.

The Grant offers two contemporary colour schemes to choose from. Inspired features light tones that create a bright, airy atmosphere, while Iconic's contrasting dark wood elements bring a bolder definition to the dynamic interiors.



INSPIRED



ICONIC



THE DETAILS

COMFORT FROM THE INSIDE OUT.

THE IMPRESSION

- Two streets, four storeys, thirty-three homes
- A curated collection of one, two, and three-bedroom character-filled lofts, condos, and townhomes
- Architecture that merges the traditional, industrial brick façade on the main level with a clean, modern expression rising up into the residential homes

THE EXTRAS

- A social lounge with open-concept kitchenette, dining area and TV seating area that opens onto a spacious terrace; perfect for entertaining
- A bike maintenance area, including a bike stand and air for tires
- A dog wash area to keep your pup's paws clean

THE HOMES

- Your choice between two distinct interior colour palettes: Iconic and Inspired
- Spacious 9' ceilings in main living areas of our condos, and 10' ceilings in our townhomes
- Modern, wide-plank laminate flooring throughout
- Bedroom closets are complete with custom closet organizers and shelving
- Sleek roller shades on all windows throughout homes
- Modern recessed lighting in bathrooms, kitchens and hallways. Surface-mount ceiling lighting in bedrooms

KITCHENS MADE FOR CHEFS

- Custom-designed, flat-panel cabinetry enhanced with sleek chrome hand pulls
- Quiet, soft-close hardware on all cabinets
- Under-cabinet waste storage solution
- Square-edge quartz countertop with a full-height ceramic tile backsplash
- Polished high-arch chrome Riobel® faucet including pull-down vegetable spray
- Sleek under-cabinet accent lighting
- A chef inspired, premium series of appliances:

STUDIOS & ONE BEDROOM HOMES

- 24" Fulgor Milano stainless steel gas cooktop and built-in wall oven
- 24" Fulgor Milano built-in paneled dishwasher
- 24" Fulgor Milano built-in paneled Energy Star® fridge and freezer
- 24" Panasonic stainless steel microwave
- 23" Blomberg front-load washer and dryer
- Sleek hood fan with stainless steel finish

2 & 3 BEDROOM HOMES

- 30" Fulgor Milano stainless steel gas cooktop and built-in wall oven
- 24" Fulgor Milano built-in paneled dishwasher
- 30" Fulgor Milano built-in paneled Energy Star® fridge and freezer
- 24" Panasonic stainless steel microwave
- 23" Blomberg front-load washer and dryer
- Sleek hood fan with stainless steel finish

BATHROOMS WITH MODERN CHARM

- Large-format porcelain tile flooring
- Square-edge quartz countertop with soft-close cabinetry
- Riobel® fixtures including a rain-style shower head with pressure-balanced temperature controls
- Semi-frameless glass ensuite shower with full-height tile surround as per plan
- Spa-like, deep contour soaker tub with full-height ceramic tile surround as per plan

THE SUSTAINABILITY

- Every parking stall is EV ready, designed for the future of green driving
- Exterior insulation for temperature control and protection against the elements
- Triple-glazed exterior doors and windows mean extra insulation and sound control in your home
- Energy Star® certified stacked front-loading washer and dryer
- Dual-flush toilets in all bathrooms
- High-efficiency heating and cooling with a heat recovery variable refrigerant flow (VRF) system
- A clean air system in all suites. Energy Recovery Ventilators (ERVs) exhaust bathrooms and introduce outdoor air to the heating and cooling system
- Energy-efficient LED lighting that's easy on the environment

THE PEACE OF MIND

- Comprehensive Travelers Canada 2-5-10-Year New Home Warranty protection
- Hard-wired smoke detector and carbon monoxide monitors in all homes
- Bike storage and lockers for all your extras
- Fob-access lobby and secure mail station

SUSTAINABILITY HIGHLIGHTS

EV PARKING

TRIPLE-GLAZED DOORS & WINDOWS

ENERGY STAR® WASHER & DRYER

DUAL-FLUSH TOILETS

ENERGY EFFICIENT HEATING & COOLING

LED LIGHTING

THE TERRACE

THE AMENITIES

CONVENIENCE MEETS CONNECTIVITY.

Little luxuries are The Grant's specialty. Carefully chosen conveniences and social spaces, including everything you'll need to connect with neighbours, family, and friends, lives right in your building.



COMMON SPACES CURATED FOR THE CULTURE.

The Grant's amenity spaces are designed to create ease and bring people together. After playing at the park, clean off muddy paws at the pet wash station before heading upstairs. Host dinner parties, study sessions or movie nights in the multi-purpose social lounge. And when the clock strikes five, pour yourself a glass of wine and head to the terrace for social hour.

AMENITIES AT
THE
Grant

SOCIAL LOUNGE + OUTDOOR TERRACE

- KITCHENETTE
- CO-WORK SPACE
- TV AND SEATING AREA

PET WASHING STATION

BICYCLE TUNE UP AREA



THE LOCATION

ON THE CORNER OF NANAIMO AND GRANT.

Grandview-Woodland's old-world charm is a prime characteristic of the neighbourhood.

It's a place where people find community and connection with a diversity of culture and robust heritage.

Mom-and-pop shops and businesses that have thrived for decades draw people into the neighbourhood, and the inclusive and welcoming community keep them coming back.

Positioned on the corner of a bike-friendly boulevard, The Grant offers quick and safe cycling and walking access to The Drive, Hastings-Sunrise East Village and East Broadway.

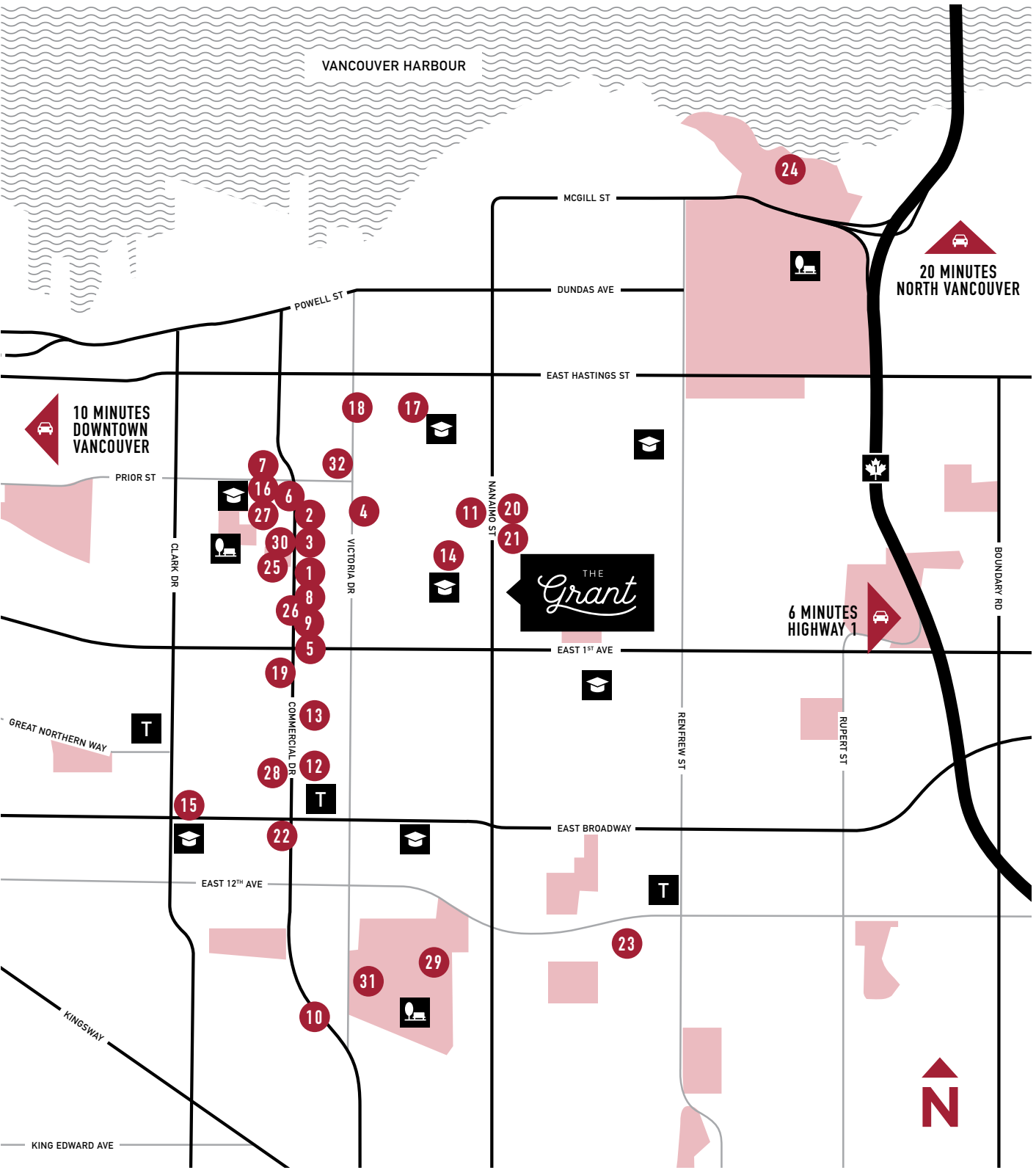


CONNECTED TO EVERYTHING. AT THE CENTRE OF EAST VAN. THAT'S THE GRANT.

All around The Grant, nearby streets have developed into small urban centres providing essential, everyday services at arms reach. Between Broadway, Hastings-Sunrise and Commercial Drive, you'll have amenities in every direction. In a short walk, you can find rapid transit, day-to-night entertainment and a delectable array of cuisines.



LOCAL HIGHLIGHTS



RESTAURANTS & CAFES

1. OCA PASTIFICIO
2. LUNCH LADY
3. HAVANA VANCOUVER
4. VIA TEVERE PIZZERIA
5. LA MEZCALERIA
6. DOWNLOW CHICKEN SHACK
7. EAST VAN BREWING COMPANY
8. SOPRA SOTTO PIZZERIA
9. DOLCE AMORE
10. FLOURIST
11. HALF BAKED COOKIE COMPANY
12. JJ BEAN COFFEE ROASTERS
13. PRADO CAFÉ

SCHOOLS

14. LORD NELSON ELEMENTARY
15. QUEEN ALEXANDRA ELEMENTARY
16. BRITANNIA SECONDARY SCHOOL
17. TEMPLETON SECONDARY SCHOOL

SHOPPING

18. BOSA FOODS
19. LA GROTTA DEL FORMAGGIO
20. COLUMBUS MEAT MARKET
21. RENZULLO FOOD MARKET

PARKS & RECREATION

22. RIO THEATRE
23. ITALIAN CULTURAL CENTRE
24. NEW BRIGHTON PARK
25. GRANDVIEW PARK
26. SPARTACUS GYM
27. BRITANNIA POOL
28. GRANDVIEW LANES (BOWLING)
29. JOHN HENDRY PARK OFF-LEASE DOG AREA
30. VANCOUVER PUBLIC LIBRARY - BRITANNIA BRANCH
31. TROUT LAKE PARK & COMMUNITY CENTRE
32. THE CULTCH (THEATRE)

STROLL

- 5 MIN: Clinton Park
- 15 MIN: Commercial Drive
- 23 MIN: Commercial-Broadway Station

CYCLE

- 4 MIN: East Broadway
- 8 MIN: Trout Lake
- 17 MIN: Mt. Pleasant

DRIVE

- 2 MIN: Highway 1
- 10 MIN: Downtown
- 15 MIN: Stanley Park

TRANSIT

- 9 MIN: Nannaimo Station
- 25 MIN: Downtown Vancouver
- 25 MIN: Metrotown Station



VENABLES AND COMMERCIAL
East Van's staple beer, plus a lobster shack cart.



COMMERCIAL AND CHARLES
No reservations, yet fully booked every night. "Good pasta" is an understatement.



COMMERCIAL AND NAPIER
World famous Vietnamese noodle specials.



COMMERCIAL AND WILLIAMS
Pitchers of margaritas upstairs, live shows downstairs.



COMMERCIAL AND E 1ST AVE
Local-loved Mexican fare that defines Commercial Drive.



NANAIMO AND CHARLES
An old-fashioned butcher shop serving artisanal charcuterie and deli meats.



NANAIMO AND KITCHENER
Gourmet selection of Italian products and delicious sandwiches.



COMMERCIAL AND E BROADWAY
Cornbread and honey butter is a must-have.

THE TEAM

BRINGING THE GRANT TO LIFE.

Each team brings something unique to The Grant. From start to finish, they've worked together to create a building infused with one-of-a-kind character, design and quality.



AMACON

LIVE WELL®

For over five decades, Amacon has been one of the most influential real estate development and construction firms in Canada. With a spectacular portfolio of landmark developments in British Columbia, Ontario, Alberta, and Colorado, Amacon has established a highly regarded reputation for setting the standard in long term value with each and every development.

Amacon is committed to constructing uncompromising standards of quality and superior craftsmanship; and offering responsive customer care and proven satisfaction. These are the building blocks that define Amacon's signature developments and new communities.



MILLER WARK
REAL ESTATE TEAM

The Millerwark Real Estate team is proud to boast that they have worked with some of Vancouver's most reputable and successful developers in the marketing and selling of their pre-sale projects. With thousands of homes sold to date, they are a full-service real estate company dedicated to ensuring the very best experience for their clients.

Area3

Creation is a collaboration – that's the ethos at Area3, anyway. They design interiors that combine their team's backgrounds, personalities, and skills to inject life into spaces. A goal to connect people with each other, Area3 uses passion and knowledge to design environments where creativity, beauty and functionality coexist, shaping interior experiences by bringing all the elements together.

SH A STUART HOWARD
ARCHITECTS INC.

Stuart Howard Architects is celebrating over 40 years of exceptional quality of work, innovative designs and creative problem solving all over Western Canada, The United States, the Caribbean and India. Over the years, SHA has participated in a variety of building typologies with a strong emphasis on both single-family and multi-family residential projects, institutional facilities and the rehabilitation of buildings.



AMACON'S RECENT PROJECTS

|
VOYA
MISSISSAUGA

|
VUE
WEST COQUITLAM

|
**BLOCK
RESIDENCES**
VANCOUVER

|
ALASKA
BURNABY

|
AVIA
MISSISSAUGA

|
JUNEAU
BURNABY

|
IMPERIAL
BURNABY

|
THE DAWSON
BURNABY

|
TEMPO
RICHMOND

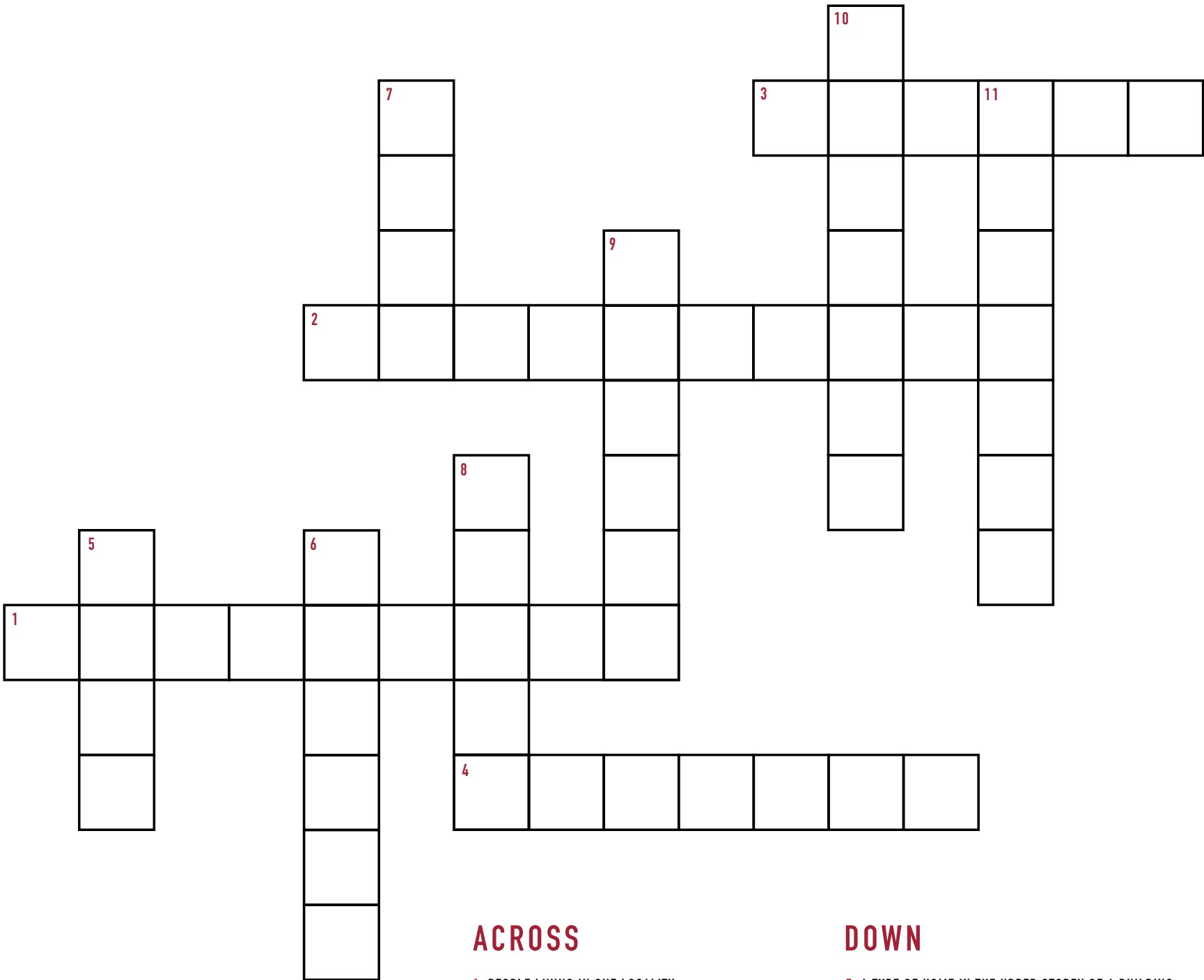
|
REDBRICK
BURNABY

|
MODERN
VANCOUVER

FIND OUT MORE AT AMACON.COM

THE GRANT

CROSSWORD



ACROSS

1. PEOPLE LIVING IN ONE LOCALITY
2. HOMER STREET CAFE, MAXINES, TABLEAU, ETC.
3. UP-TO-DATE
4. COMMON GATHERING PLACE

DOWN

5. A TYPE OF HOME IN THE UPPER STOREY OF A BUILDING
6. COUNTERTOP MATERIAL
7. _____ AND DINE
8. BUILDING SLAB
9. AN OVERHEAD ROOF MADE OF FABRIC
10. A PLACE TO CLEAN THE PUP
11. RECOGNIZABLE NEON SIGN ON CLARK DRIVE

ACROSS
1. COMMUNITY 2. RESTAURANT 3. MODERN 4. KITCHEN
DOWN
5. LOFT 6. QUARTZ 7. WINE 8. BRICK 9. CANOPY 10. DOGMASH 11. EASTMAN

DEVELOPER



MARKETING & SALES



THEGRANTCONDOS.COM