

# EXETER HALL

## Features

### MODERN LIVING AMID NATURE

- Exeter Hall is a collection of apartments and cityhomes located in the heart of Wesbrook Village; near Mundell Park, UBC Farm, and Nobel Park
- Enjoy an exceptional blend of nature, culture and contemporary living close to greenspaces, the ocean, urban essentials and educational institutions of the highest quality
- Designed by GBL Architects Inc., Exeter Hall is defined by distinctive and refined West Coast contemporary exteriors enhanced by a striking entry canopy and double-height lobby to welcome you home
- Sustainability is integral to the design of the building, integrating bespoke vertical screens providing shading on the south-west facade
- An airy private park anchors the community at the corner of Gray and Ross. Thoughtfully designed by landscape architects Hapa Collaborative, the forecourt has seating, an open lawn, and a children's play area
- Enjoy easy access to UBC's beautiful greenway network and multitude of exceptional amenities, including the Chan Centre for the Performing Arts, UBC Aquatic Centre, Museum of Anthropology, Beaty Biodiversity Museum and more

### CONTEMPORARY INTERIORS

- All tower suites feature a modern wood veneer entry door and a custom address plaque
- Main living areas offer up to 9'0" over-height ceilings
- Maintain a desired interior environment in any season with an in-suite heat pump system, easily adjusted inside your home
- Entry areas are artfully illuminated by subtle recessed pot lights
- Premium engineered wood flooring throughout living spaces and bedrooms creates a foundation of comfort and style
- Two designer-selected colour schemes, Sand and Cloud, offer customization to suit your style and furniture
- A walk-in closet features custom shelving, drawers and lighting to keep your wardrobe organized (floorplan specific)
- Expansive low-E glazed windows provide light-filled interiors and views of the surrounding greenery, North Shore mountains, or the Salish Sea while contributing to energy efficiency
- A generous balcony or patio expands your living space into the outdoors (floorplan-specific)

### CHEF-READY KITCHENS

- Your thoughtfully designed kitchen will inspire you to discover new favourite dishes and host memorable gatherings
- Custom natural wood or matte white cabinetry with LED under-cabinet lighting and soft-closing drawers provide significant storage in style

- Refined engineered stone countertops are complemented by an impressive full-height engineered stone backsplash
- Contemporary Bertazzoni appliances for home plans A-D and F4 include:
  - 24"-wide gas cooktop and electric wall oven
  - 24"-wide dishwasher integrated into custom cabinetry
  - 24"-wide refrigerator integrated into custom cabinetry
  - One-bedroom and studio homes feature Panasonic over-the range hood fan and microwave combination
- Stylish, high-quality Bertazzoni appliances for two-bedroom home plans except F4 include:
  - 30"-wide five-burner gas cooktop and electric wall oven
  - 24"-wide dishwasher integrated into custom cabinetry
  - 30"-wide refrigerator with an ice maker integrated into custom cabinetry
  - Dual-speed, slim-style ventilation hood fan
  - Panasonic microwave with trim kit integrated into cabinetry
- Meal prep and clean-up are easy with a stylish 30" stainless undermount sink (18" single sink for home plans A-D, F4 and S), single-lever faucet in polished chrome with pull-out spray handle, and a dual roll-out recycling station

## SOOTHING BATHROOMS

- Freshen up in the serene main ensuite, featuring 24" x 24" porcelain tiles, imported engineered stone countertops, hotel-inspired mirrors with built-in storage and LED lighting, and floating-style cabinetry
- A European-style ensuite shower system features a ceiling-mounted rain shower head, a handheld wand, frameless glass enclosure and integrated bench seating in ensuites
- Conserve water with sleek dual-flush water closets

## SMART BUILDING

- As a Polygon TELUS Residential Smart Building, the homes at Exeter Hall come with a series of technological features including keyless entry, smart home automation and more for residents to enjoy elevated living
- Stay in shape with Exeter Hall's in-building fitness studio, and relax in the residential lounge
- Building concierge takes care of the fine details for you

## CONVENIENT DETAILS

- All homes are equipped with a USB-C electrical outlet in the kitchen for your digital convenience
- 24" in-suite stacking washer and dryer make laundry effortlessly convenient
- Roller shades on all windows offer added privacy and easy control over natural light
- A conveniently located secure parcel delivery system makes receiving packages hassle-free
- Accent lighting and designer millwork on every level provide an elevated ambience
- Inquire with the sales team about upgraded features in the penthouse residences and cityhomes

## SECURITY AND COMFORT

- Security proximity readers protect Exeter Hall's main entry points, including the parkade, lobbies and other key locations
- All ground-level homes include a security system
- Tower elevators enable floor access for residents only
- Underground parkade is equipped with emergency alert buttons for added peace of mind
- Digital recording cameras in the parkade, lobby and mailbox area offer additional assurance
- Each suite entry is built with a door viewer and integral locking system with reinforced doorframe
- Hard-wired smoke detectors and monitored fire sprinklers installed in all homes and common areas
- Comprehensive warranty protection by Travelers Insurance Company of Canada, including coverage for:
  - Materials and labour (2 years)
  - Building envelope (5 years)
  - Structural defects (10 years)
- Steel-reinforced concrete construction provides outstanding durability for the West Coast climate
- Dedicated after-sales service by Polygon's renowned Customer Service team
- Level 2 rough-in for EV parking at every stall (contact sales staff for details)
- Repair bikes in a dedicated work area and store them in a secure storage locker with outlets
- Dog wash for your furry friends

## CITYHOMES AND PENTHOUSE FEATURES

- Upgraded 8' entry doors and main floor ceilings up to 9' in cityhomes and 10' in penthouses
- Engineered wood flooring throughout living spaces and bedrooms creates a foundation of comfort and style
- Rich marble finishes throughout your main ensuite and powder room
- Retreat to a spa-like ensuite with a tile base spa shower
- Convenient hose bibs on cityhome patios
- BBQ gas outlet installed on cityhome patios and penthouse decks for hosting gourmet feasts for family and friends
- Penthouse residences feature private garages (home specific)
- Cityhomes offer patios and immediate access to neighbouring walking trails
- Premium-quality Miele appliances for penthouses and cityhomes include:
  - 36"-wide gas cooktop
  - 30"-wide electric wall oven
  - 36"-wide refrigerator with ice maker integrated into custom cabinetry
  - 24"-wide dishwasher integrated into custom cabinetry
  - 24"-wide wine fridge to keep your beverages at an optimal temperature
  - Dual-speed, slim-style ventilation hood fan
  - Miele microwave with trim kit integrated into cabinetry
  - Motorized blinds in penthouse homes