



TESORO





## DISTINCTIVELY VANCOUVER

The city's very identity hinges upon this pivotal location. It's a vital, central point at which coveted neighbourhoods intersect and a lively inlet of water meets land. Many of the city's most iconic landmarks ring this uniquely urban waterway. In their midst, at a position of utmost prominence, is TESORO.



IN THE HEART OF THE CITY,  
THE WATER ITS SOUL.





A NEW WEST COAST  
ICON, AT THE CREST  
OF FALSE CREEK.





THIS SINGULAR URBAN COVE.  
THIS COVETED LIFESTYLE.







## FALSE CREEK

It begins with a view. The inspired coastal vistas Vancouver is famed for, forever unobscured from this waterfront perspective.

Dragon boats, aquabuses, sailboats and yachts bustle about in the cove. At your feet, a winding seam of seawall; an invitation to the city's finest dining, galleries, neighbourhoods, shops. In the future, an expansive park laid out like a verdant lawn, directly on your doorstep.

Vancouver's best is before you: a city's urban and natural treasures. Your daily existence.





Creekside Paddling Centre  
False Creek



Science World  
1455 Quebec St



Dragon Boats  
False Creek



The iconic form of Science World.  
The home of dragon boats.  
A modern venue for live theatre.  
Where West Coast waterfront  
meets cultured urban living.

BMO Theatre Centre  
162 W 1st Ave





A seam of seawall beckons us along its winding pathways to the calm waters of False Creek, the colourful markets of Granville Island, the lively sailboats dancing in the gentle currents, at sea in the very heart of our city.





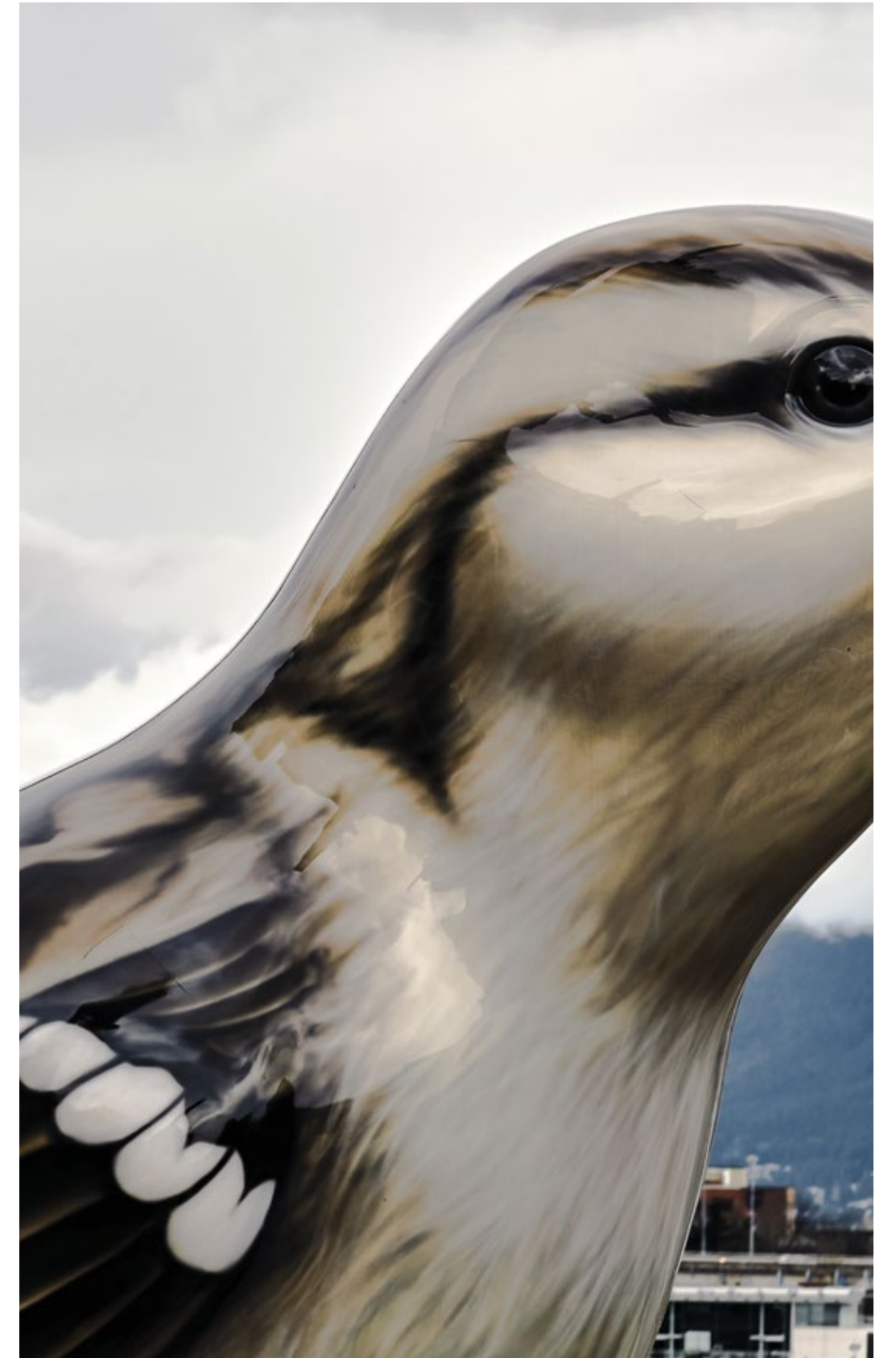


Nook  
195 W 2nd Ave



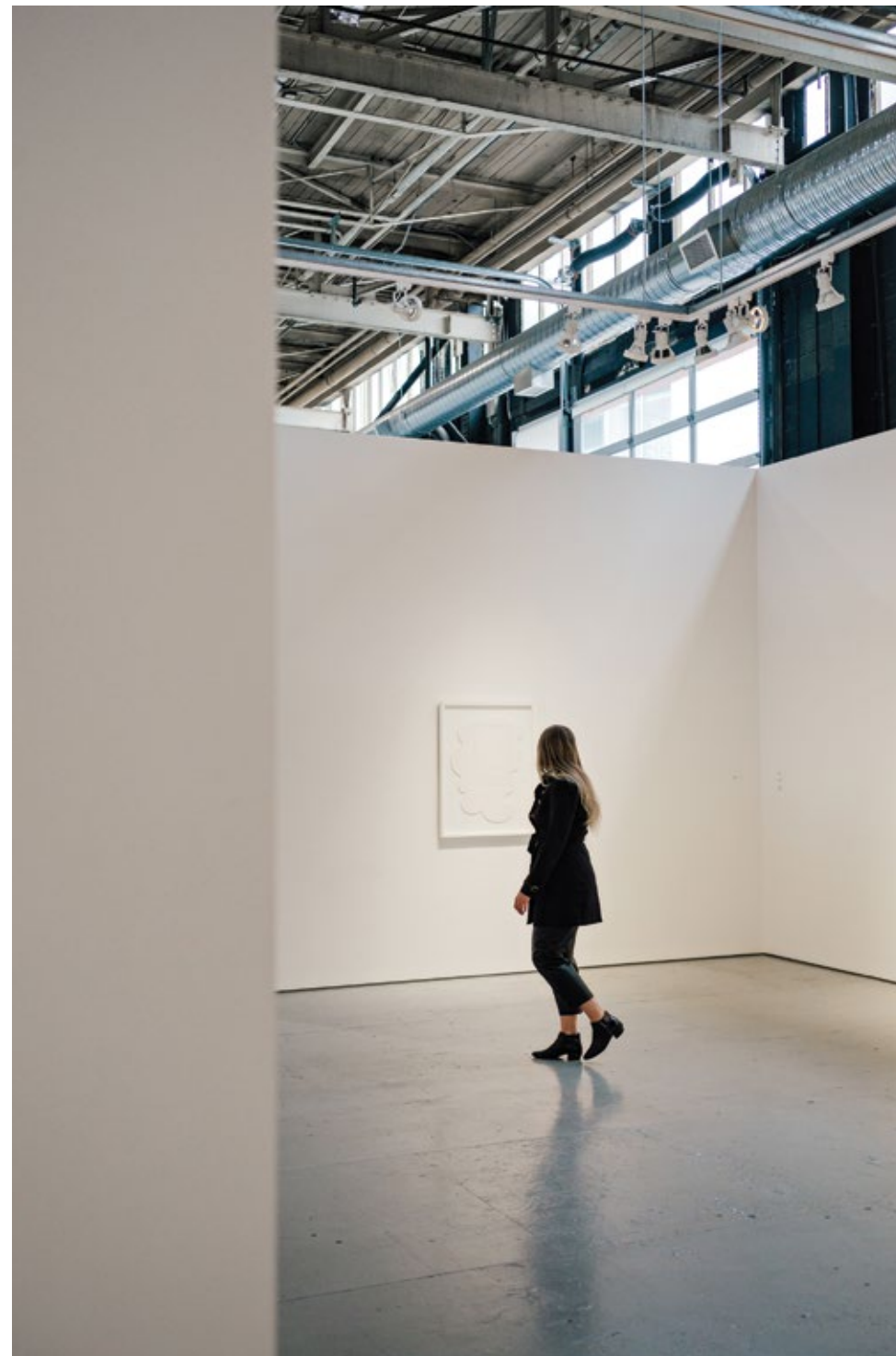
Hinge Park  
215 W 1st Ave

A local cocktail. A walk  
to the park. The sights  
and sounds unique to  
False Creek.



Olympic Village Square  
False Creek





Equinox Gallery  
525 Great Northern Way



The art, the food, the  
nightlife. The knowledge of  
a neighbourhood's intimate  
spaces and intricate flavours.

Kissa Tanto  
263 E Pender St



Torafuku  
958 Main St





We indulge in this urban bounty.  
The finest of dining, the curated  
clothiers. The textures of a lifestyle.





Our urban landscape unfolds as an art form — a window display that presents like a painting; a restaurant's exquisite design.







A beautiful meal; an elegant evening at the theatre. A life well lived at TESORO.





THESE TIERED VISTAS OF CITY,  
SEA, AND MOUNTAIN PEAKS.







## TESORO

Urban waterfront: that rarest of treasures. Exclusive homes designed to forever capture Vancouver's most beloved vistas of mountain, city and sea.

Stunning contemporary homes bring the timeless sophistication of Europe to this captivating urban cove, with modern Italian finishes for elevated elegance in each fine detail.

Spacious homes with soaring views. Townhomes with a ribbon of seawall at their doorstep, the water at its edge.

The privilege of waterfront, in the heart of the city.



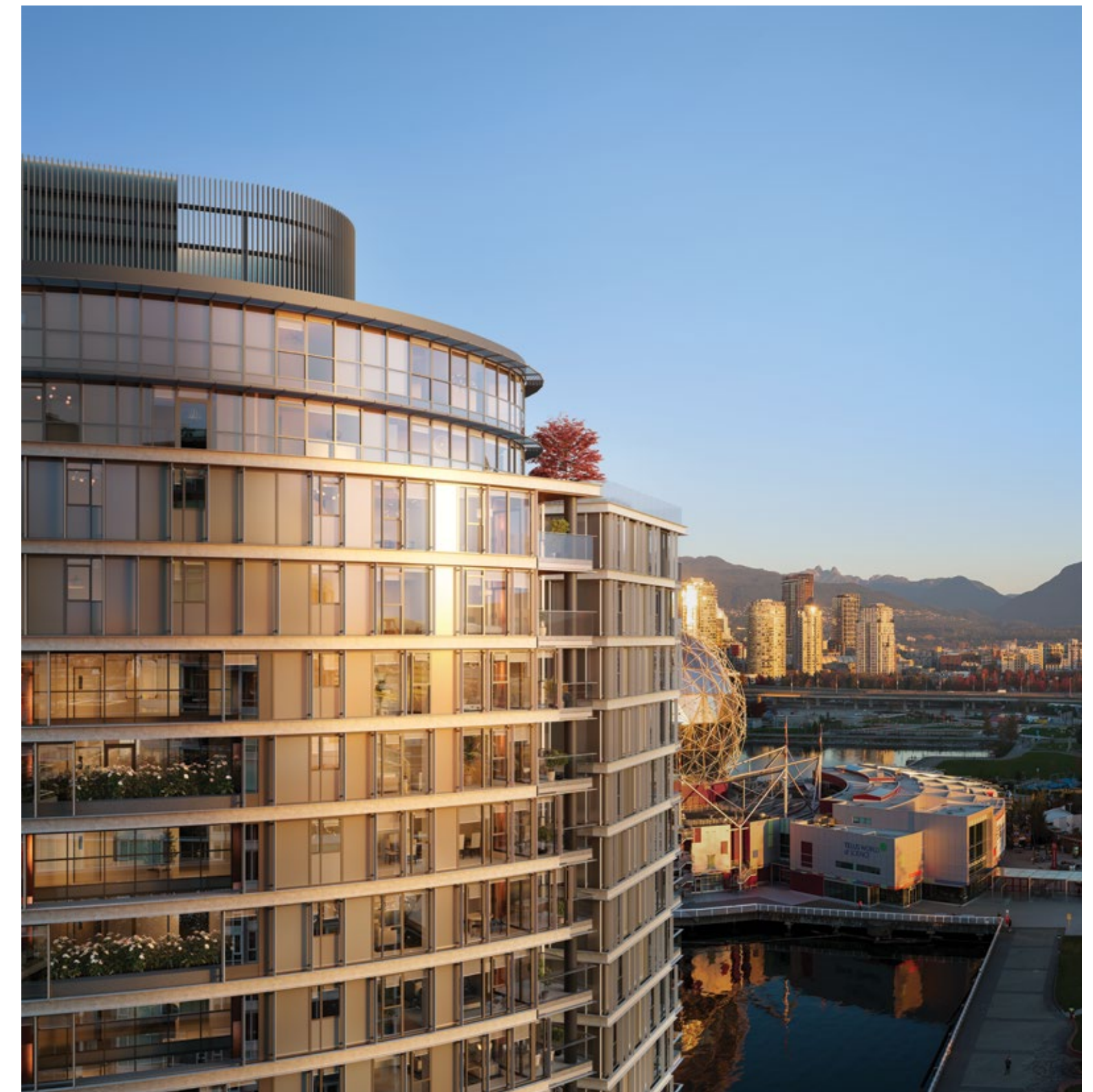
## ARCHITECTURE

Landmark West Coast modern architecture presents a new icon to the city; its uniquely curved façade thoughtfully designed to open each waterfront home to these exceptional views.





A sculptural tower, softened by natural elements, reflects the landscape with distinctly contemporary character. A striking figure on the shoreline, forming a signal to all the area - of elegance, of change, and of modernity.







Spacious townhomes with private entrances facing onto park and seawall. The exclusive sense of a single family home in the heart of this city.





## INTERIORS

An abundance of space. A profusion of light. Understated design enriched by an elite materiality, with fine Italian finishes for a contemporary interpretation of classic luxury. Each stunning space an inspiration, proclaiming the beauty of the moments to come.



Marble backsplash and island front, history in its veining. A rich tonality. An exquisite restraint.







This sophistication of living space.  
All the beauty of home.



The artistry of Poliform cabinetry. The exceptional quality of Gaggenau appliances. The details of refinement.







Seamless marble counters,  
marble wall surrounds, heated  
marble floors. Warm rain  
showers cascading from  
above. A luxury of finishes.  
An indulgence in experience.







A sculptural tub with freestanding faucet. A floating Poliform vanity with mirrored cabinetry, beautifully lit for function and feel.





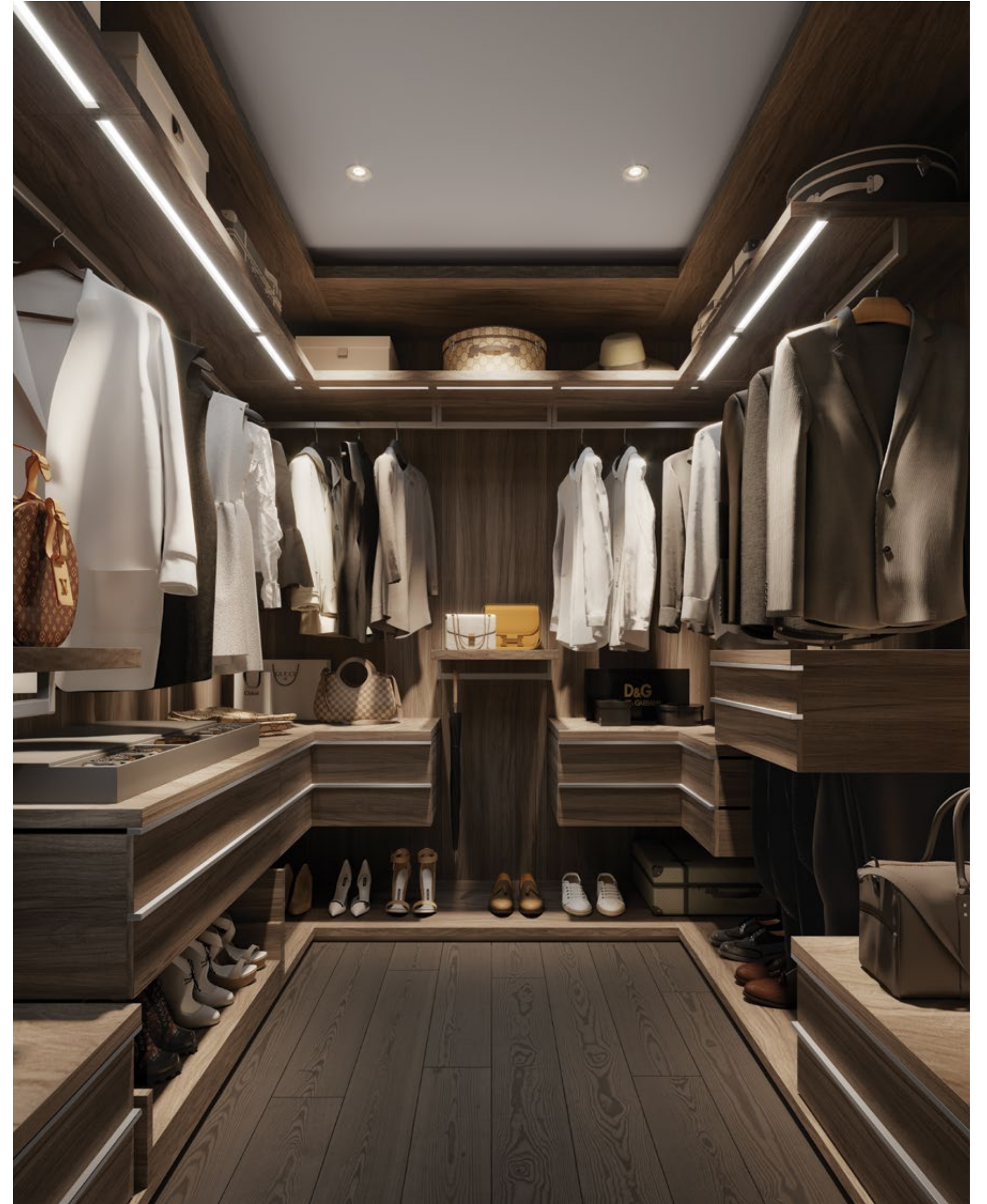
A walk through to a view.  
The magnificent master  
bedroom experience.







Custom-made Poliform closets in rich oak with integrated lighting, carefully crafted in Italy to house and display cherished items.







Elegantly inset balconies,  
for year-round indulgence  
in the fresh sea air of a  
gentle coastal climate.





The elevated simplicity of Savant home automation. Set your scene with a single touch: lighting, music, temperature, window shades.



## AMENITIES

A rich welcome to the promise of a way of life. Amenities that set the stage for each treasured moment. Indulgence, serenity, social gathering. The luxury of home.







The sophisticated warmth of the fireside lounge. The cool elegance of water, tranquil beyond the glass.





Plunge pools hot and cold. The purity of steam and sauna. The healing immersion in a European spa experience.





Fitness facilities for strength and balance in every day. Outside your door, pathways to run, boats to paddle, mountains to climb.





Chef's kitchen, dining room, and outdoor terrace for lingering meals and memorable evenings.





THE DETAILS OF REFINEMENT

A landmark building in a prime waterfront location at the crest of False Creek. A sculptural tower standing 17 storeys, designed by Rafii Architects and ZGF Architects to maximize Vancouver’s iconic views, forever unobstructed. Distinctly contemporary interiors by BBA Design Consultants make exclusive use of materials that reflect the finest in quality, design, and craftsmanship.

EXCEPTIONAL HOMES

- Choose from two sophisticated colour palettes, Luce and Notte.
- Premium quarter-cut, solid-core oak entry door with Italian-made Colombo mortise lock set and elegant quartz slab entrance threshold.
- Townhomes feature grand entrance with gated patio and flat-cut, solid-core walnut entry door with Italian-made Colombo mortise lock set and elegant quartz slab entrance threshold.
- Smartly designed great room spaces with expansive windows overlooking a landscaped park, the seawall and vistas of city, sea and mountains.\*
- Spacious balconies, patios or terraces for relaxed outdoor living and entertaining.
- Wide-plank engineered hardwood flooring throughout, except in bathrooms.
- Energy-efficient air-conditioning, heating and ventilation system controlled by a programmable Lutron thermostat for year-round comfort.

- Solid core interior doors with Colombo handles throughout living areas for added privacy.
- Full-height sliding glass den doors with minimal tracks for maximum space and flexibility.\*
- Custom automated roller blinds on all exterior windows with blackout blinds in bedrooms.
- Smooth-finish ceilings and flat-profile baseboards throughout.
- Ceiling light fixtures included in all bedrooms and pendant light in dining room.
- Generous in-suite storage rooms.\*
- High-efficiency, ultra-quiet 27” Samsung front-loading steam washer and dryer.

POLIFORM KITCHENS

Custom kitchens crafted exclusively for TESORO by Poliform in Italy. Made from the finest materials, these kitchens represent the refinement, elegance, and innovation that has made Poliform an icon of Italian design.



- Wood veneer and lacquer cabinetry, fully equipped with thoughtfully designed accessories and inserts, including:
  - Custom drawer liners.
  - Steel-bottom cutlery canteens.
  - Spice drawer with four built-in pinch trays and six spice grinders.
  - Bread cutting board with removable crumb tray and pegboard system for flexible arrangement of kitchen tools.
  - Clay bread container.
  - Adjustable rack system to secure tall bottles.



- Functional details include motorized upper cabinetry, soft-close hardware throughout, in-drawer accent lighting, recessed under-cabinet lighting and under-sink recycling compartments.
- Statement marble slab backsplash paired with seamless quartz slab countertop.
- Aluminum baseboards to cabinets.
- Kitchen island features stunning Bianco Statuario marble slab front, quartz slab countertop with waterfall gables, wood counter accent and lacquer cabinetry.\*

- Julien double-basin, undermount stainless steel sink and Dornbracht polished chrome pull-down faucet.
- German-engineered, top-of-the-line Gaggenau appliance package includes:
  - Integrated side-by-side 30” refrigerator and 30” freezer or combined 30” fridge-freezer.\*
  - Integrated 24” handleless ultra-quiet dishwasher with push-to-open function.
  - Built-in 36” or 30” gas cooktop with five multi-ring burners.\*
  - Built-in single or double wall oven with 17 heating methods.\*
  - Built-in combi-steam oven with automatic handleless door and integrated warming drawer, adjustable to four power levels.
  - Built-in 18” or 24” wine fridge with two independently controlled climate zones.\*
  - Warming drawer.
- Integrated Steel Time hood fan.



POLIFORM CLOSETS

Contemporary, Italian-made Poliform closets throughout bring elegant design, innovation and versatility to your home while keeping your

wardrobe orderly and beautifully displayed. The modular design also allows for customization to match your lifestyle.

- Hall closets in oak laminate feature smoked glass sliding doors, integrated shelving and hangers.



- Spacious walk-in, walk-through, or reach-in bedroom closets in oak laminate feature smoked glass sliding doors, integrated shelving and interior organizers and accessories, which include:\*
- Chest of drawers
- Glass display shelf
- Dresser valet lined in soft techno-leather for watches and accessories
- Pull-out trouser rack
- Shoe rack
- Hangers

MASTER ENSUITE

A luxury of finishes and fine attention to detail make each master ensuite an elegant private oasis in the heart of the home.

- Italian-made Poliform wood veneer floating vanity with under lighting.
- Custom backlit mirrored medicine cabinet with integrated lighting.
- Seamless marble slab countertops with marble display shelf, Laufen undermount sink and wall-mounted, polished chrome Dornbracht single-lever faucet.
- Large-format 12” x 24” marble tile throughout all walls and floors, including transitions.
- Frameless glass door shower with honed marble tile floors and large-format 12” x 24” marble tile walls.
- Ceiling-mounted Dornbracht rain shower, handheld showerhead and volume control.
- Private water closet\* and Toto toilet with automatic open/close and flush as well as wall mounted control panel for the adjustable bidet and heated seat.
- Wetstyle free-standing deep soaker tub with gently inclined backrests and Dornbracht floor-mounted tub filler or undermounted Hytec tub with deck-mounted tub filler.\*
- NuHeat in-floor heating with programmable touchscreen control.



SECOND & THIRD BATHROOMS

- Italian-made Poliform lacquer floating vanity with under lighting.
- Mirror with integrated lighting and marble shelf.
- Seamless marble slab countertops with Laufen undermount sink and wall-mounted polished chrome Dornbracht single-lever faucet.
- Large-format 12” x 24” marble tile throughout all walls and floors, including transitions.
- Villeroy & Boch wall hung, dual flush toilet.
- Frameless glass door shower with honed marble tile floors and large-format 12” x 24” marble tile walls.
- Dornbracht handheld showerhead and volume control.
- NuHeat in-floor heating with programmable touchscreen control.

POWDER ROOM

- Italian-made Poliform wood veneer floating vanity with under lighting.
- Backlit wall mirror.
- Vitraform glass countertop with integrated sink and wall-mounted, polished chrome Dornbracht single-lever faucet.
- Seamless quartzite slab feature wall with accent lighting.
- Large-format 12” x 24” marble tile floors.
- Villeroy & Boch wall hung, dual flush toilet.

HOME AUTOMATION

Your home is powered by Savant, a home automation system designed for ease of use and to enhance your every day. Lighting, shades, music and climate control are all integrated within one platform, which you can access through multiple methods either at home or remotely. Whether you choose to use this system from the iOS or Android Savant app, from the wall-mounted touchscreen and keypads located within the home, your home is at your command.



LIGHTING

- Elegance and subtle design come together with ultimate control over lighting through the Lutron Palladiom lighting series.

SHADES

- Lutron Sivoia QS motorized roller shades throughout the home provide 3% opacity with blackout shades in bedrooms.

MUSIC

- Sonance in-ceiling speakers throughout the main living areas.
- Access provided to internet music services such as TuneIn Radio, Deezer, Sirius/XM and more.

CLIMATE

- Lutron Palladiom thermostats come pre-programmed to maintain a comfortable temperature throughout the day.

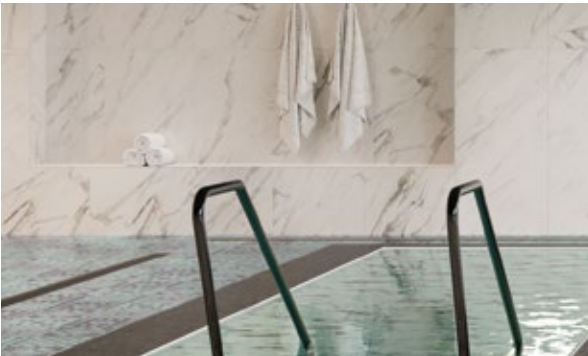
SCENES

- A scene is a collection of device settings that you can activate with a single tap. From movie night to dinner parties, easily transform your home by playing music, dimming the lights, and adjusting the temperature all at the same time.
- Scenes can be scheduled to activate at chosen times.

AMENITIES

Each one of these amenities has been thoughtfully designed to naturally complement the TESORO lifestyle. An extensive use of natural materials with contemporary design creates stunning spaces that act as the perfect backdrop for everything from entertaining guests to self-care.

- Double-height lobby with grand entrance and staircase create a distinct sense of arrival.
- Stately custom-made desk and full-time Concierge to greet your guests, accept deliveries and assist with household services.
- Fireside lounge with granite surround fireplace and rich wood millwork overlooking water feature, providing a relaxing space for guests.
- European-inspired spa, including:
  - Steam room and sauna for relaxation.



- Therapeutic hot and cold plunge pools surrounded by Italian ceramic mosaic design.
- Open spa shower with smoked glass for use immediately before and after pool.
- Private showers, drinking stations and make-up areas in change rooms with marble slab countertops.
- Fully equipped fitness centre.



- Social lounge, featuring:
  - Fully equipped chef’s kitchen and bar with professional-grade Gaggenau and Sub-Zero appliances and onyx slab backsplash.
  - Private dining space opening to beautifully landscaped and partially covered terrace.
  - Outdoor dining space and outdoor kitchen with custom built-in BBQ.
  - Dedicated caterer’s kitchen.
  - Children’s play area.

- Urban garden with a variety of fresh herbs, with plots available for resident use.
- Meeting room with boardroom table, bar and lounge seating.
- Two furnished guest suites for overnight visitors.

SUSTAINABILITY-MINDED DESIGN

- Registered for LEED certification and targeting LEED Gold accreditation.
- Situated in a pedestrian- and cyclist-friendly location with easy access to public transit and car-sharing networks.
- Parking stalls equipped with outlets for charging electric vehicles.
- Extensive bicycle parking inside the building.
- Connected to the Southeast False Creek Neighbourhood Energy Utility.
- Extensive landscaping and planting areas including gardens, planters, water features and green roof systems.
- Engineered with systems for capturing and treating rainwater.
- Smart sorting recycling lounge for easy on-site composting and recycling.
- High-performance, double-glazed, low-e, argon-filled thermal windows.
- Energy-efficient, motion-activated lighting in common areas.
- Individually controlled, programmable thermostat.
- Low-VOC products used in suites and common areas.

PEACE OF MIND: SECURITY AND CONVENIENCE

- Concierge, full-time live-in resident caretaker and evening security.
- Encrypted security key fob building access system.
- In-suite TV monitored entry system.
- Restricted floor access via two high-speed elevators.
- Exterior power outlets and gas bibs on balconies, patios and terraces.
- Wired for advanced telecommunications requirements and instant accessibility.
- State-of-the-art fire protection with centrally monitored in-suite sprinklers and smoke detectors.
- Secure underground parkade with electric vehicle parking and visitor parking.
- Private garages for one to three vehicles.\*
- Secure underground storage lockers.\*

CONCERT “COMMITMENT TO YOU” WARRANTY

Built-in assurance for you and your home.

- Ten-year structural coverage.
- Six-year water penetration coverage.
- Two full years coverage on workmanship and materials.
- Backed and matched by Travelers Guarantee, BC’s leading government-approved new-home warranty provider.

\*As per plan.



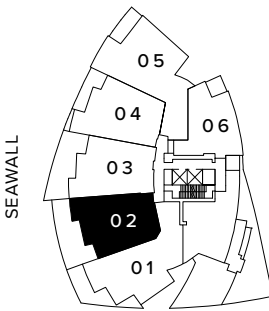
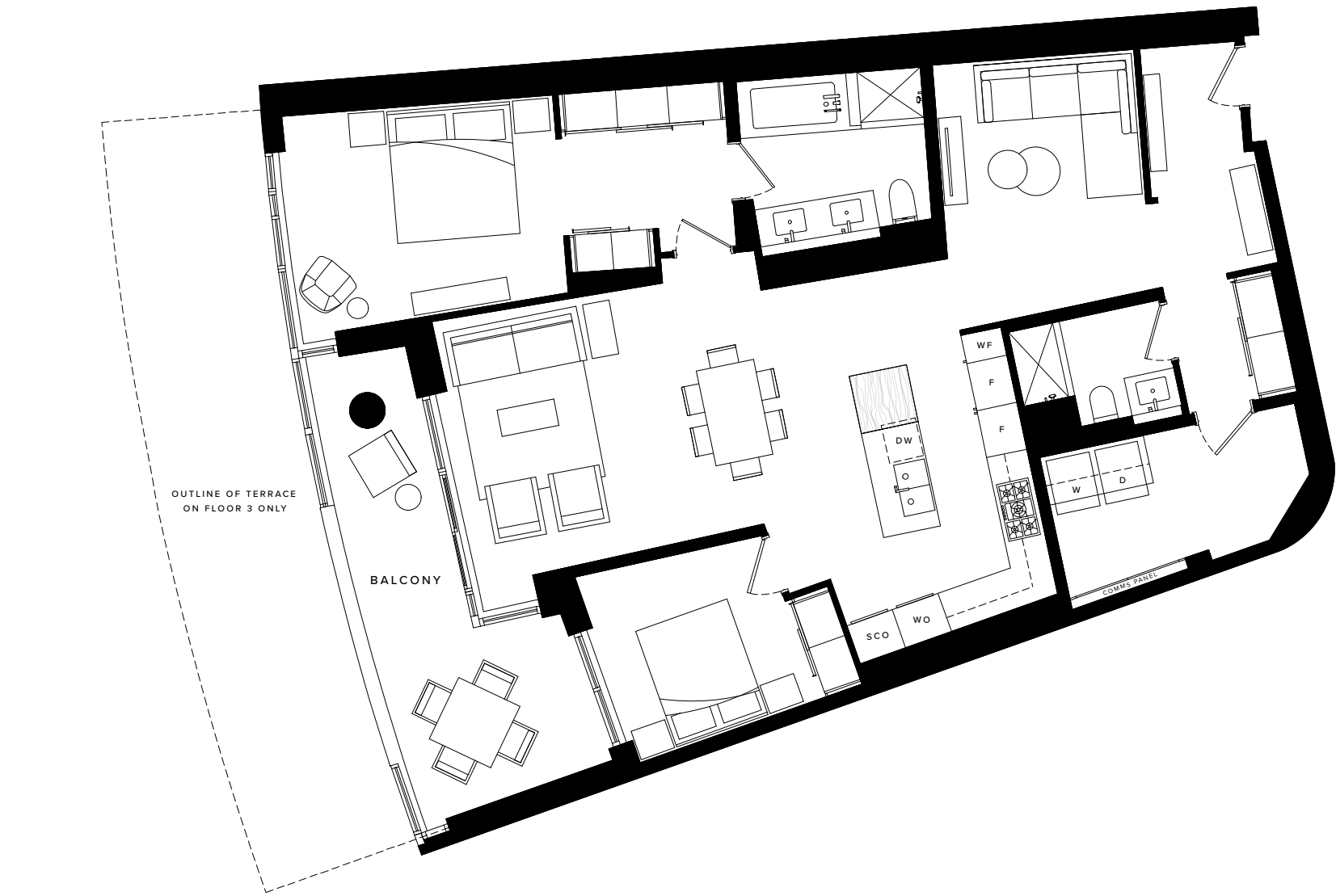
WATERFRONT  
COLLECTION

Stunning two- and three-bedroom waterfront homes with iconic views of mountains, city, and sea — forever unimpeded.

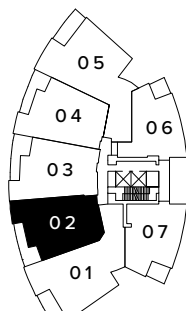


PLAN B3 | 02  
WATERFRONT COLLECTION

2 BEDROOM + FAMILY  
INTERIOR 1,434 - 1,460 sq ft  
EXTERIOR 199 - 559 sq ft



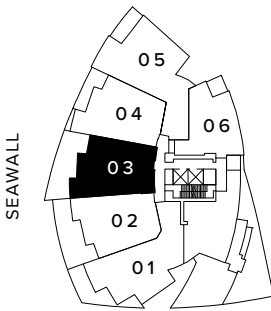
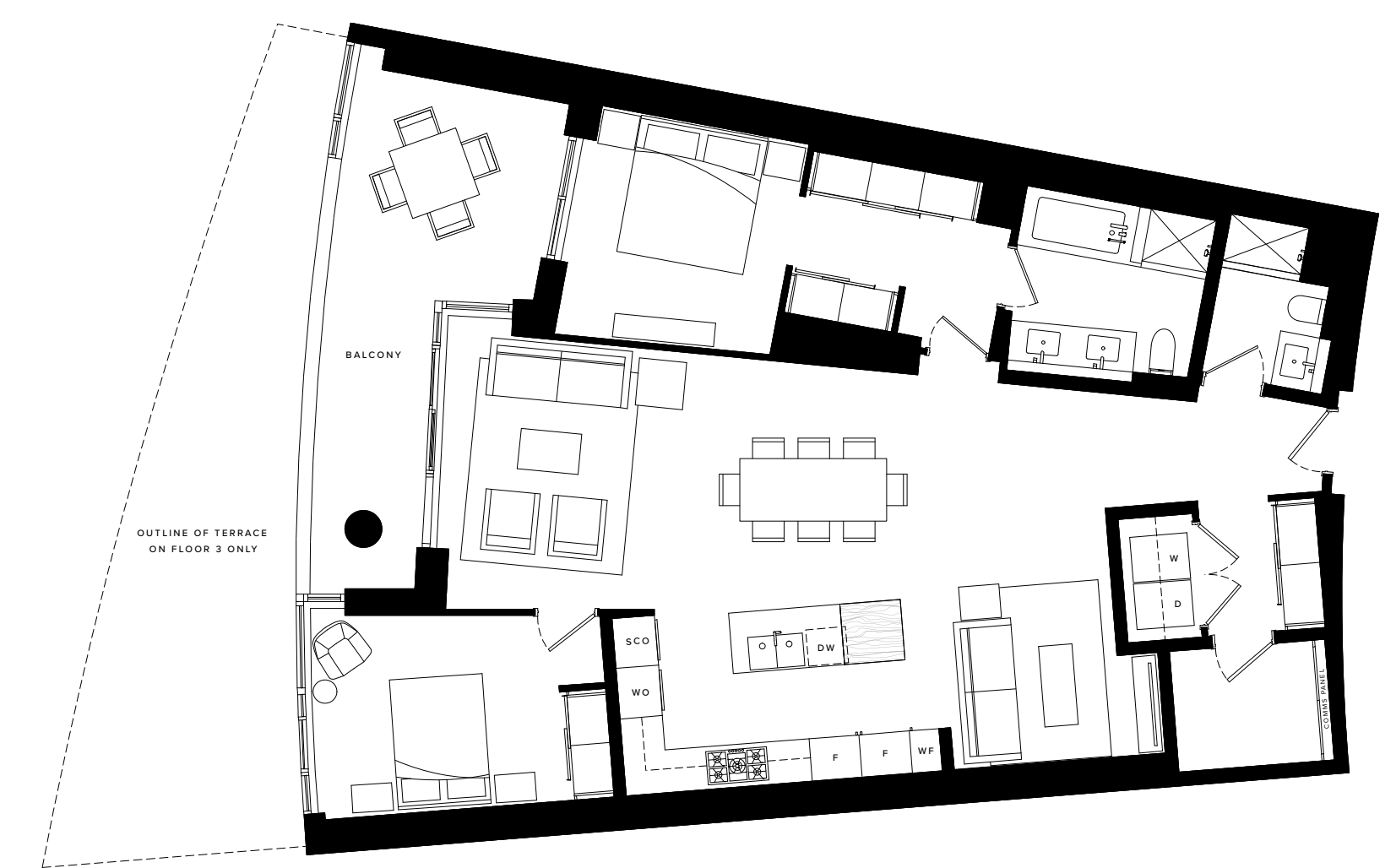
FLOOR 3



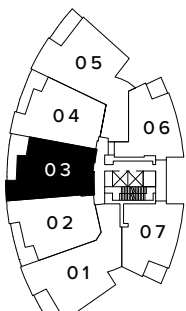
FLOOR 4 - 9

PLAN B4 | 02 - 03  
WATERFRONT COLLECTION

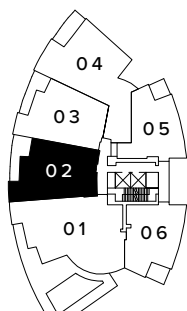
2 BEDROOM + FAMILY  
INTERIOR 1,439 - 1,464 sq ft  
EXTERIOR 222 - 594 sq ft



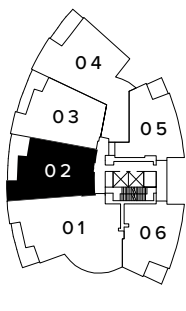
FLOOR 3



FLOOR 4 - 9



FLOOR 10



FLOOR 11 - 13



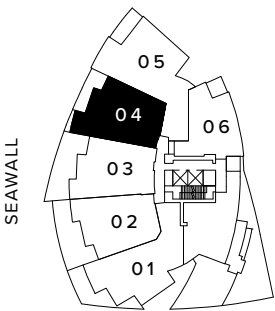
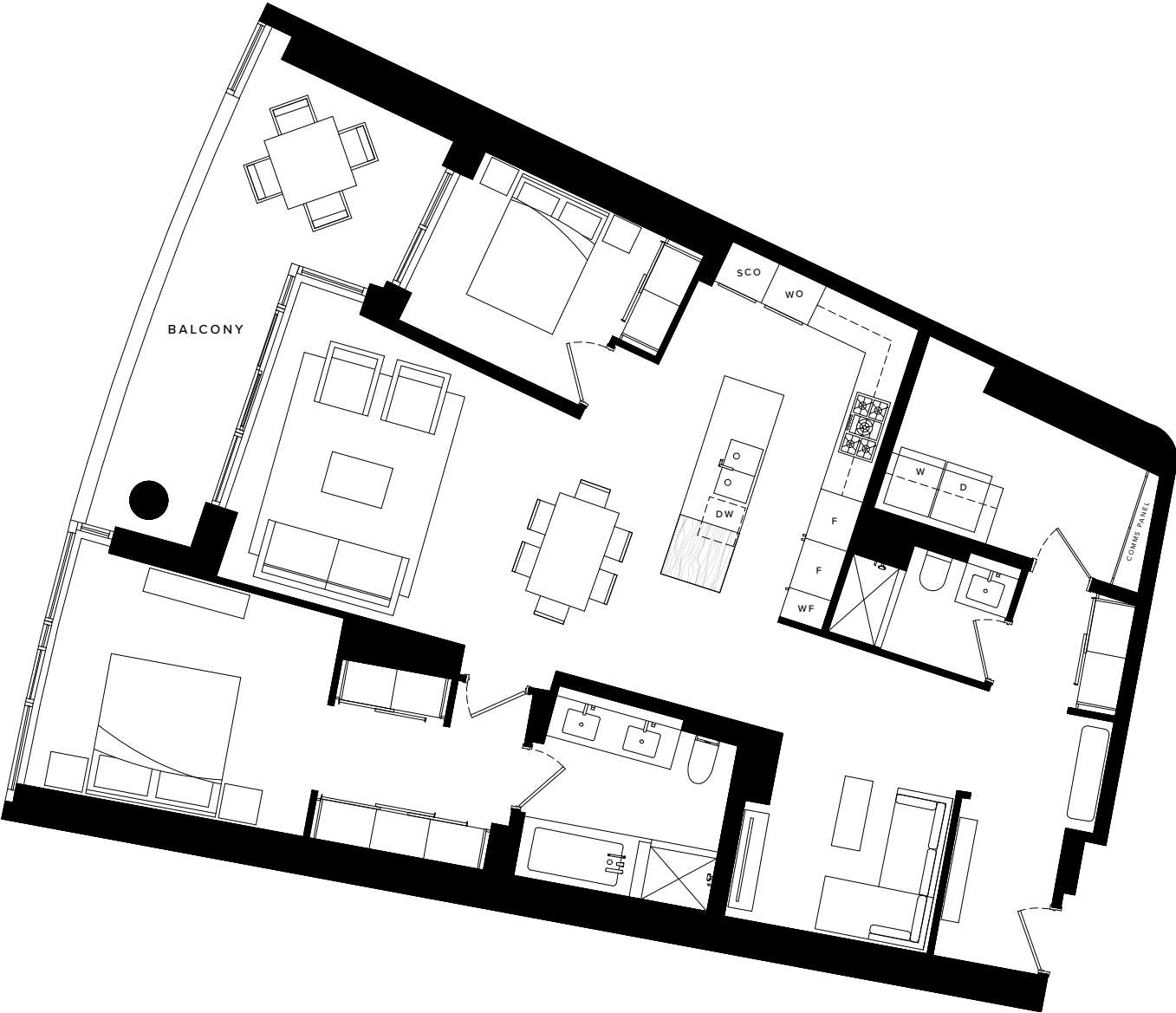
PLAN B5 | 03 - 04

WATERFRONT COLLECTION

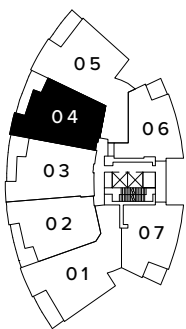
2 BEDROOM + FAMILY

INTERIOR 1,478 - 1,479 sq ft

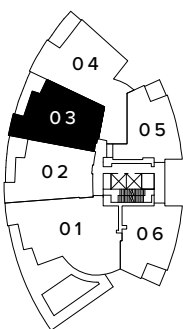
EXTERIOR 197 - 220 sq ft



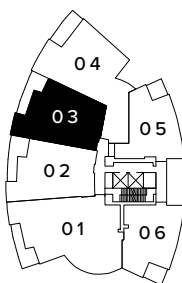
FLOOR 3



FLOOR 4 - 9



FLOOR 10



FLOOR 11 - 13

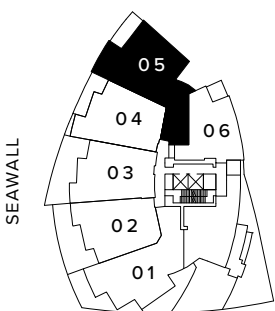
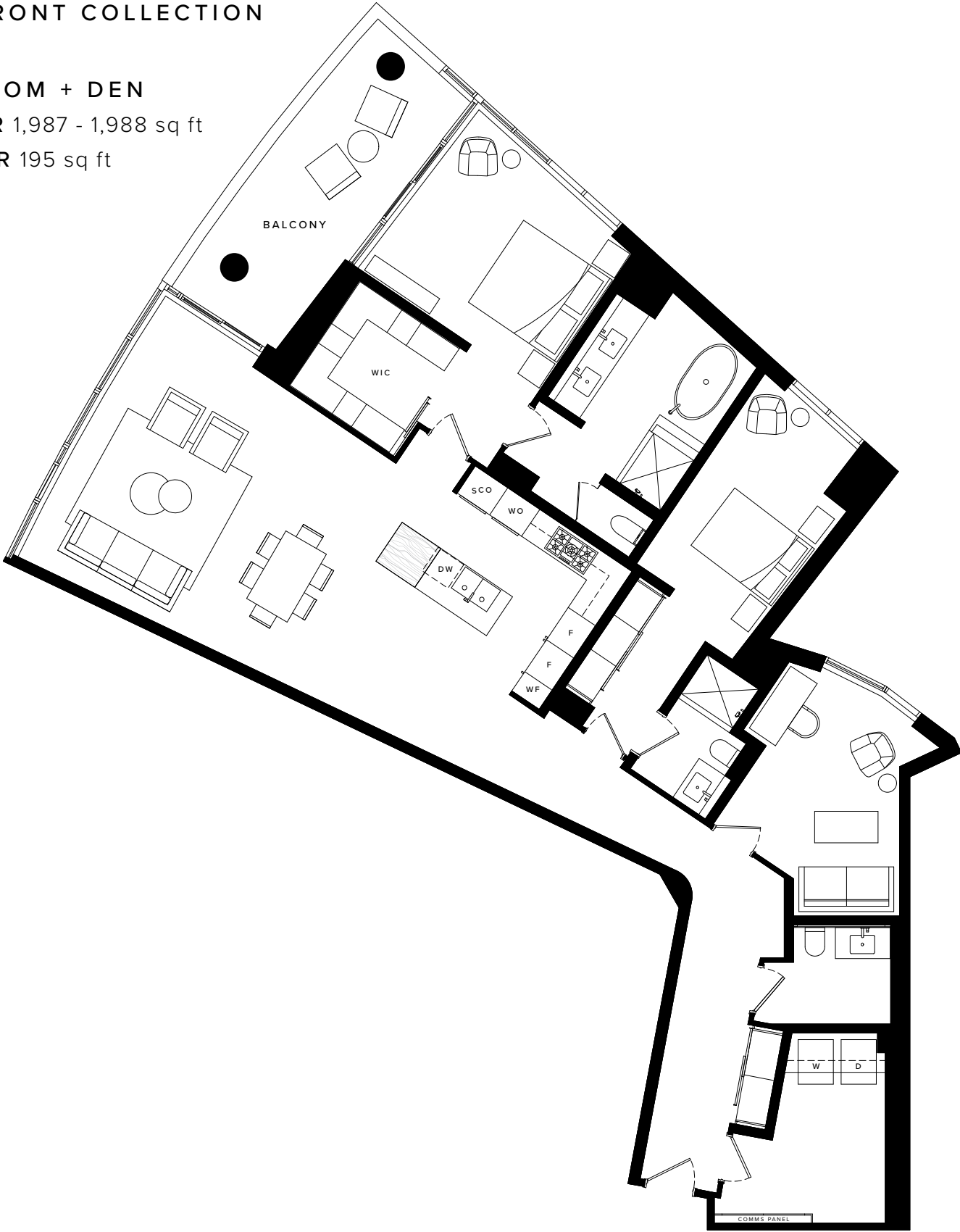
PLAN B6 | 04 - 05

WATERFRONT COLLECTION

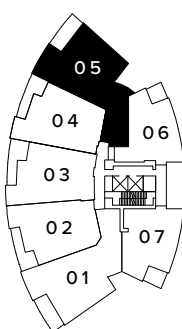
2 BEDROOM + DEN

INTERIOR 1,987 - 1,988 sq ft

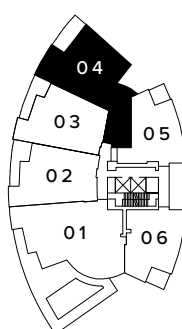
EXTERIOR 195 sq ft



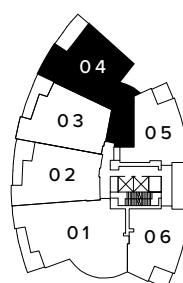
FLOOR 3



FLOOR 4 - 9



FLOOR 10



FLOOR 11 - 13



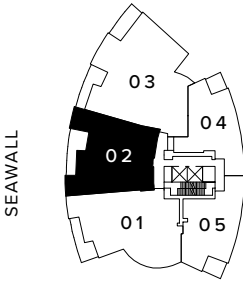
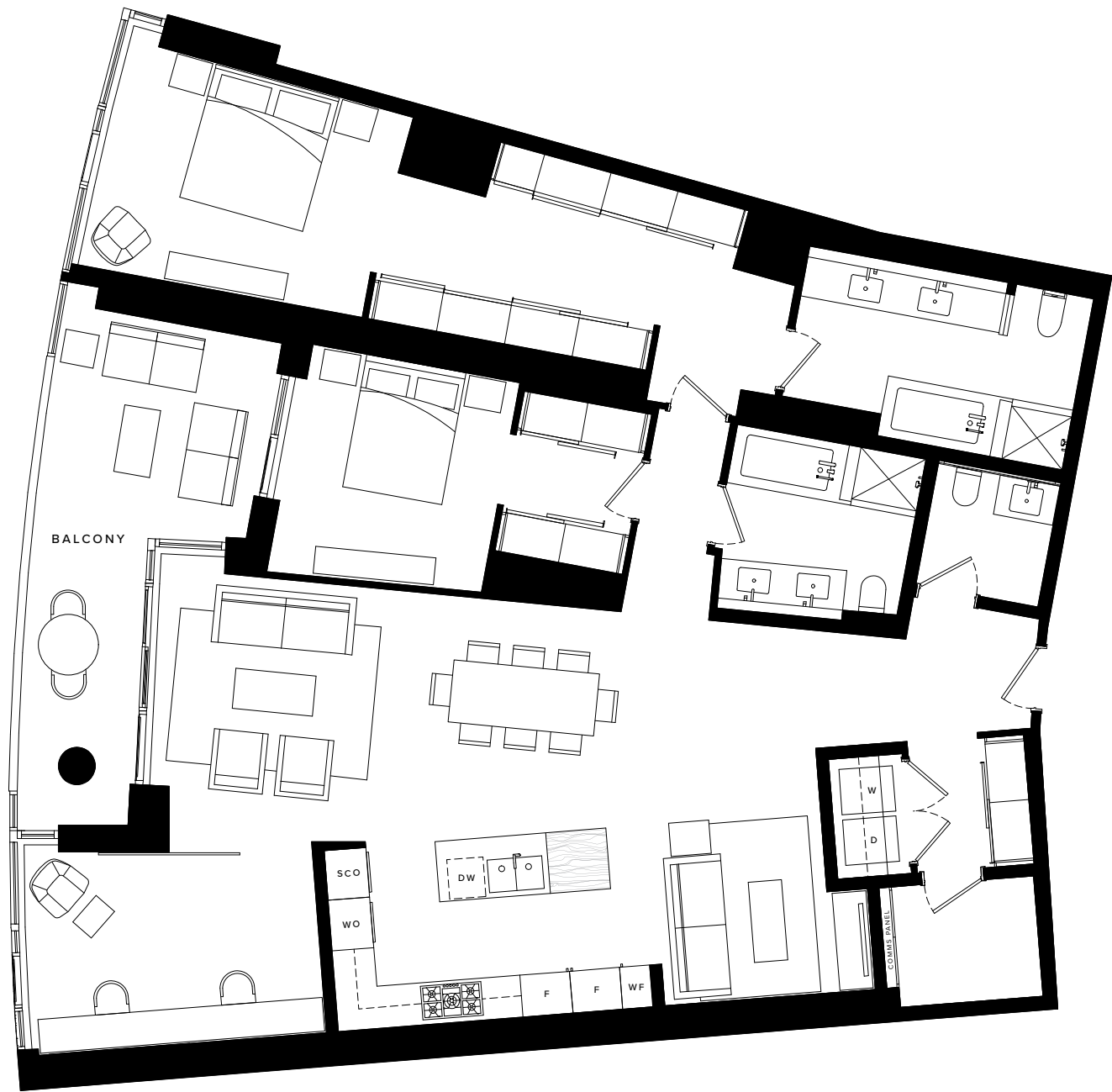
PLAN B7 | 02

WATERFRONT COLLECTION

2 BEDROOM + DEN + FAMILY

INTERIOR 2,015 - 2,017 sq ft

EXTERIOR 223 - 225 sq ft



FLOOR 14 - 15

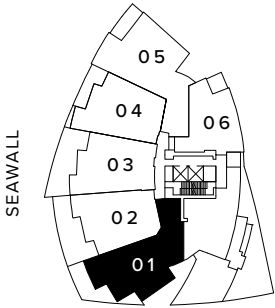
PLAN C1 | 01

WATERFRONT COLLECTION

3 BEDROOM

INTERIOR 1,779 sq ft

EXTERIOR 397 sq ft

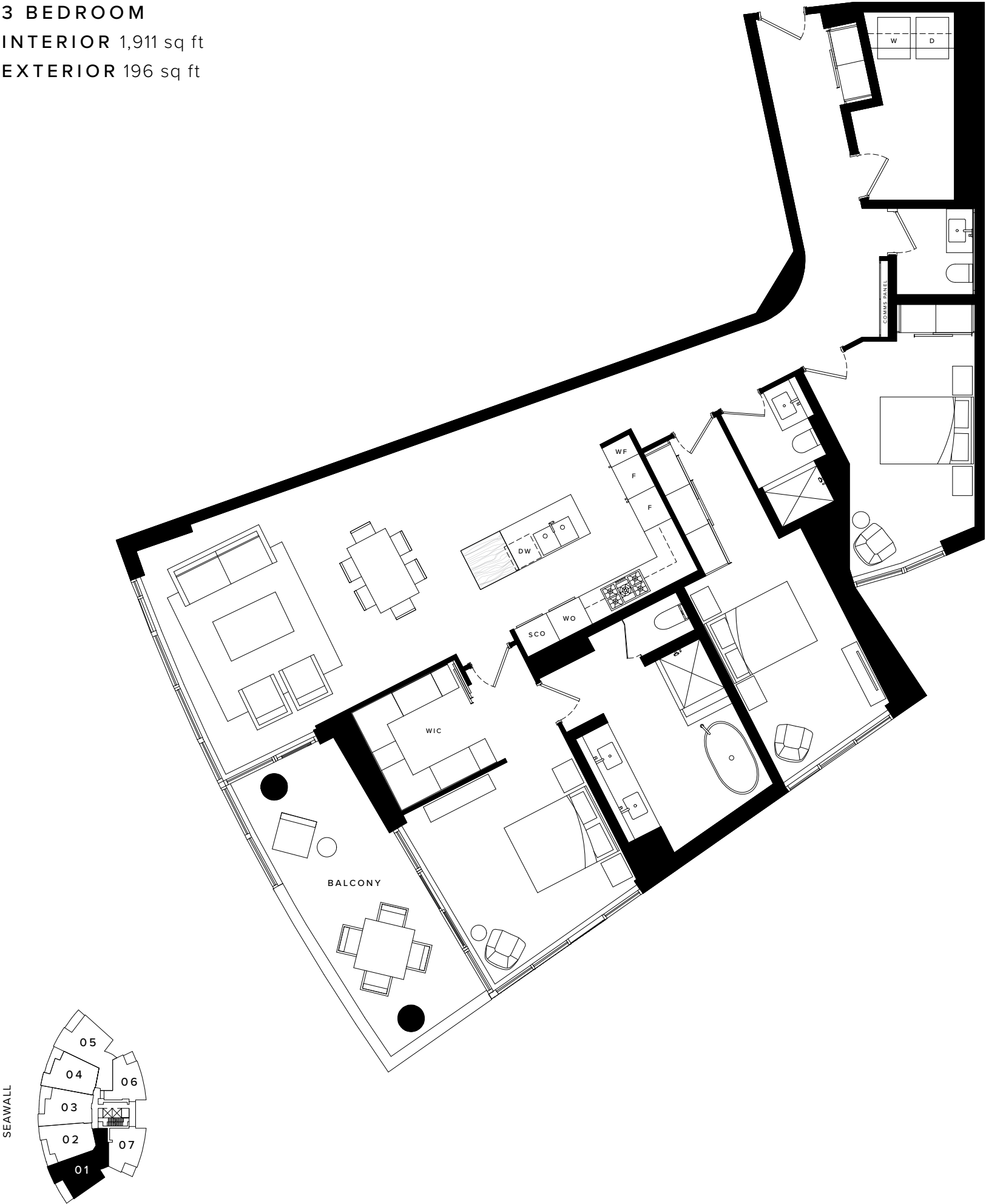


FLOOR 3



PLAN C2 | 01  
WATERFRONT COLLECTION

3 BEDROOM  
INTERIOR 1,911 sq ft  
EXTERIOR 196 sq ft



FLOOR 4 - 9

PLAN C3 | 01  
WATERFRONT COLLECTION

3 BEDROOM  
INTERIOR 2,337 sq ft  
EXTERIOR 221 sq ft



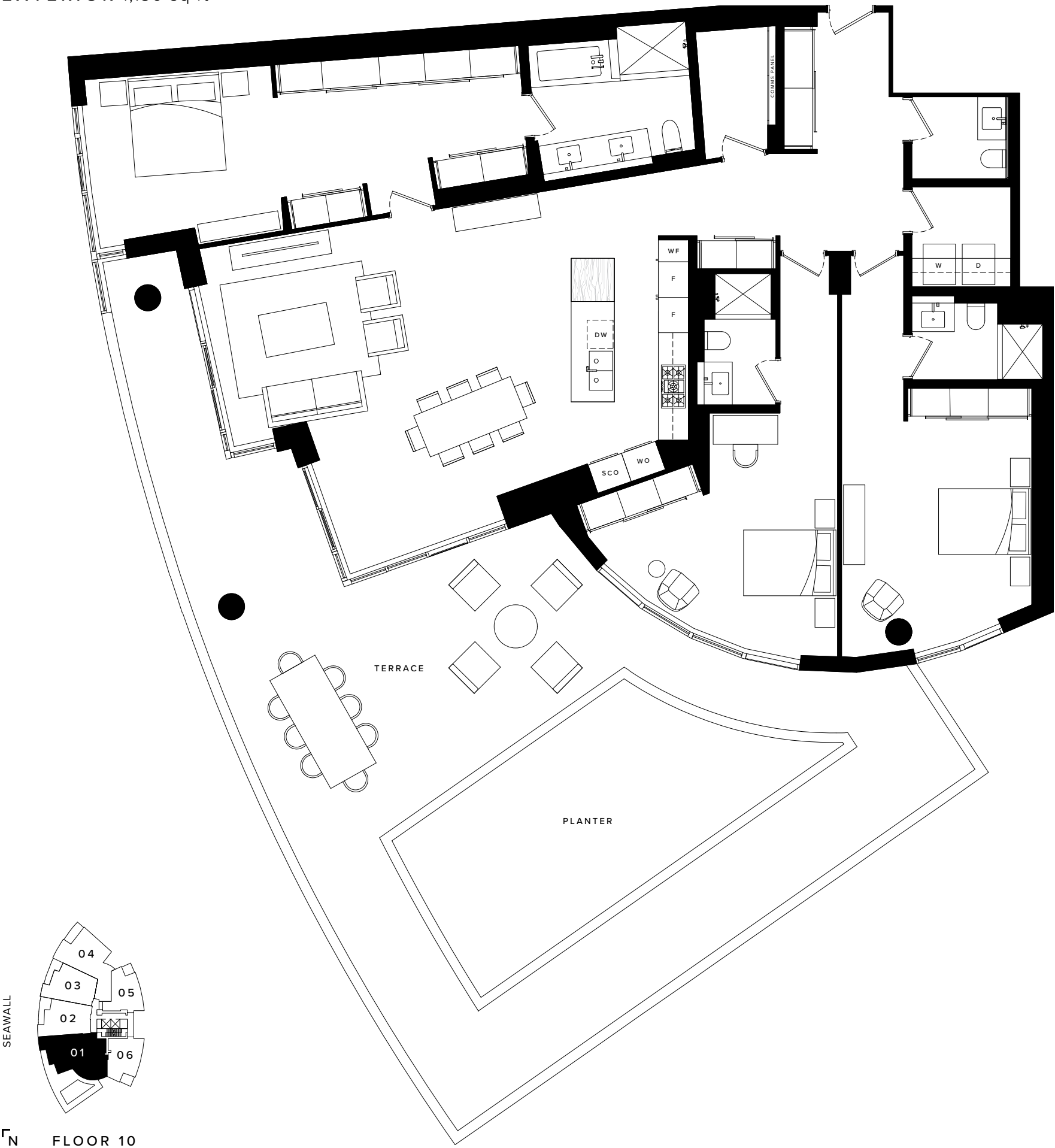
FLOOR 11 - 13

FLOOR 14 - 15



PLAN C3 | 1001  
WATERFRONT COLLECTION

3 BEDROOM  
INTERIOR 2,337 sq ft  
EXTERIOR 1,130 sq ft



PLAN D1 | 03  
WATERFRONT COLLECTION

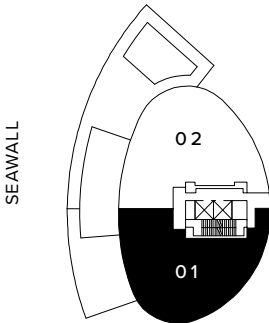
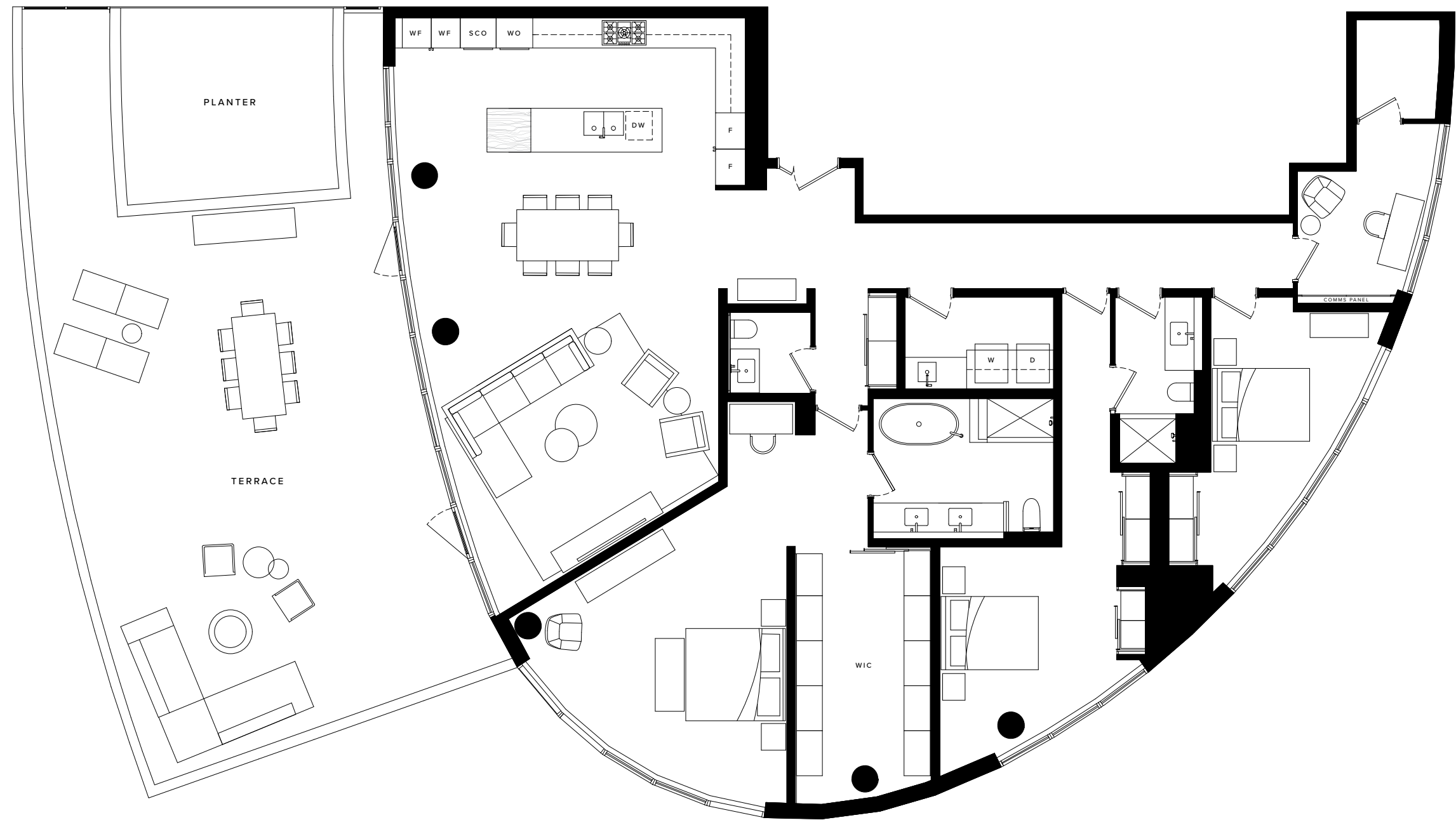
3 BEDROOM + DEN  
INTERIOR 2,913 - 2,914 sq ft  
EXTERIOR 392 - 393 sq ft





SUB-PENTHOUSE ONE  
WATERFRONT COLLECTION

3 BEDROOM + DEN  
INTERIOR 2,710 sq ft  
EXTERIOR 1,085 sq ft



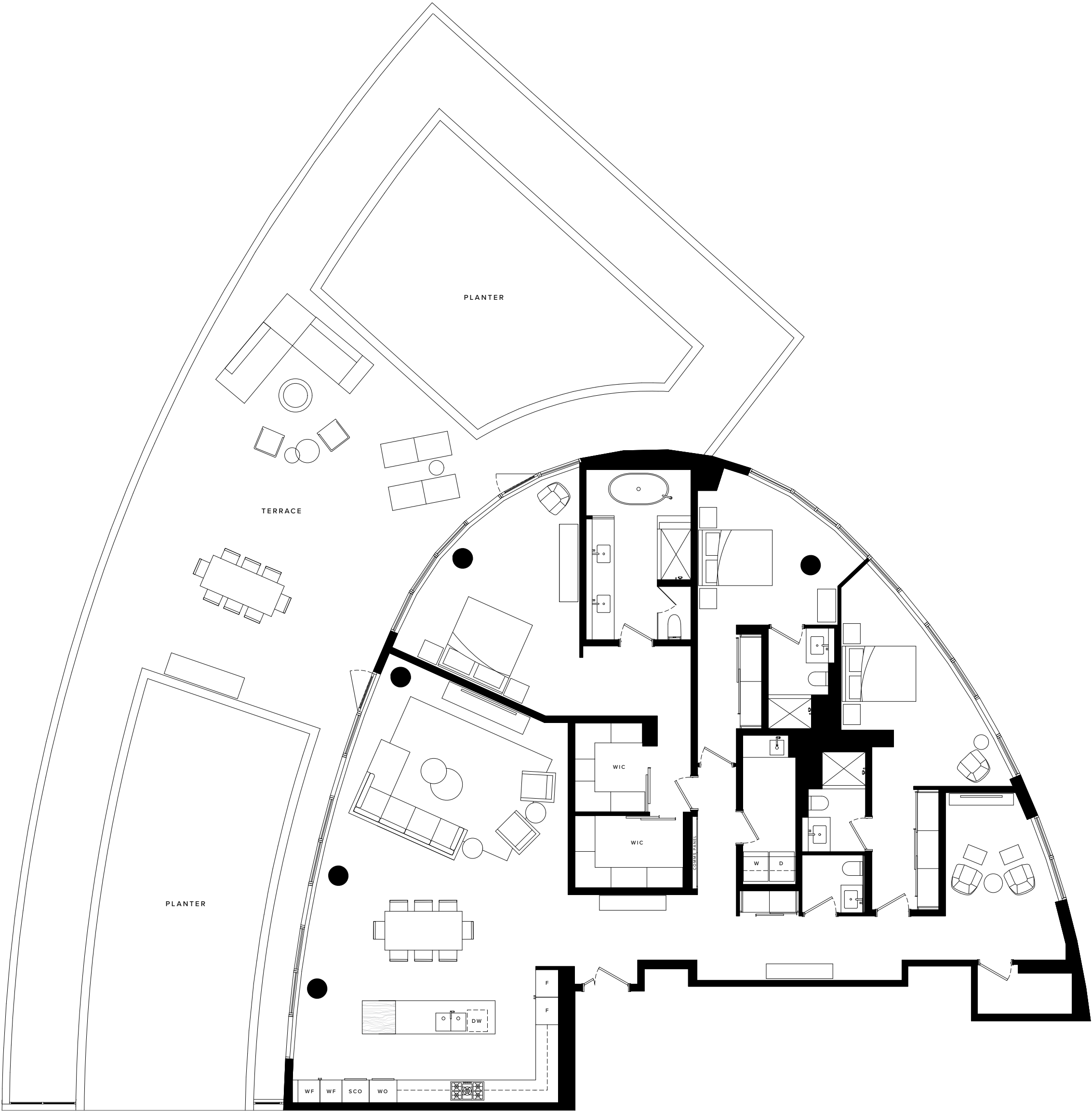
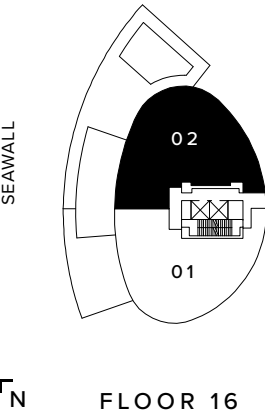
N FLOOR 16



# SUB-PENTHOUSE TWO

WATERFRONT COLLECTION

3 BEDROOM + DEN  
INTERIOR 2,907 sq ft  
EXTERIOR 1,894 sq ft





CITY  
COLLECTION

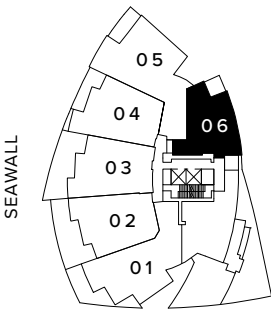
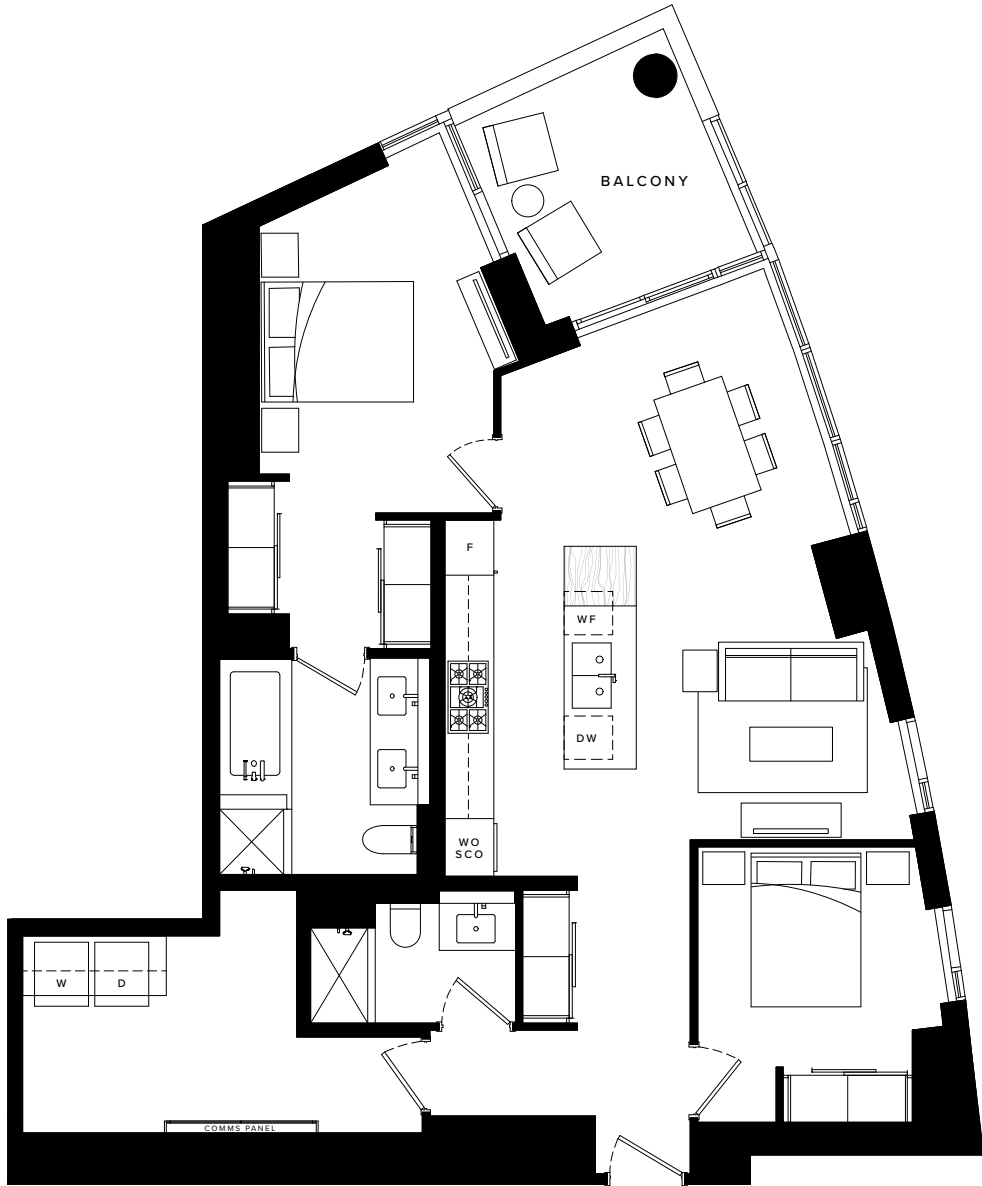
Elegant two-bedroom homes in  
the heart of the city. Vancouver's  
best outside your door.



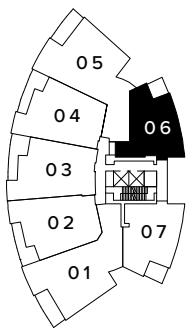
PLAN A1 | 05 - 06

CITY COLLECTION

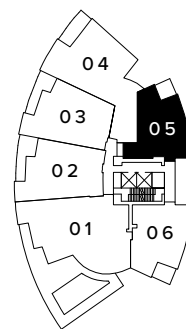
2 BEDROOM  
INTERIOR 1,173 - 1,179 sq ft  
EXTERIOR 109 sq ft



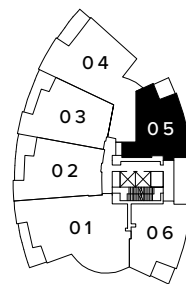
FLOOR 3



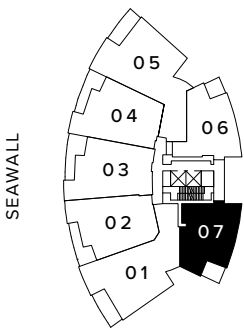
FLOOR 4 - 9



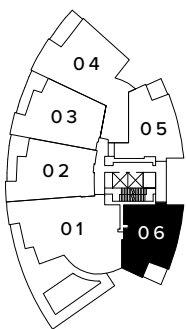
FLOOR 10



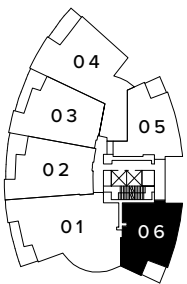
FLOOR 11 - 13



FLOOR 4 - 9



FLOOR 10

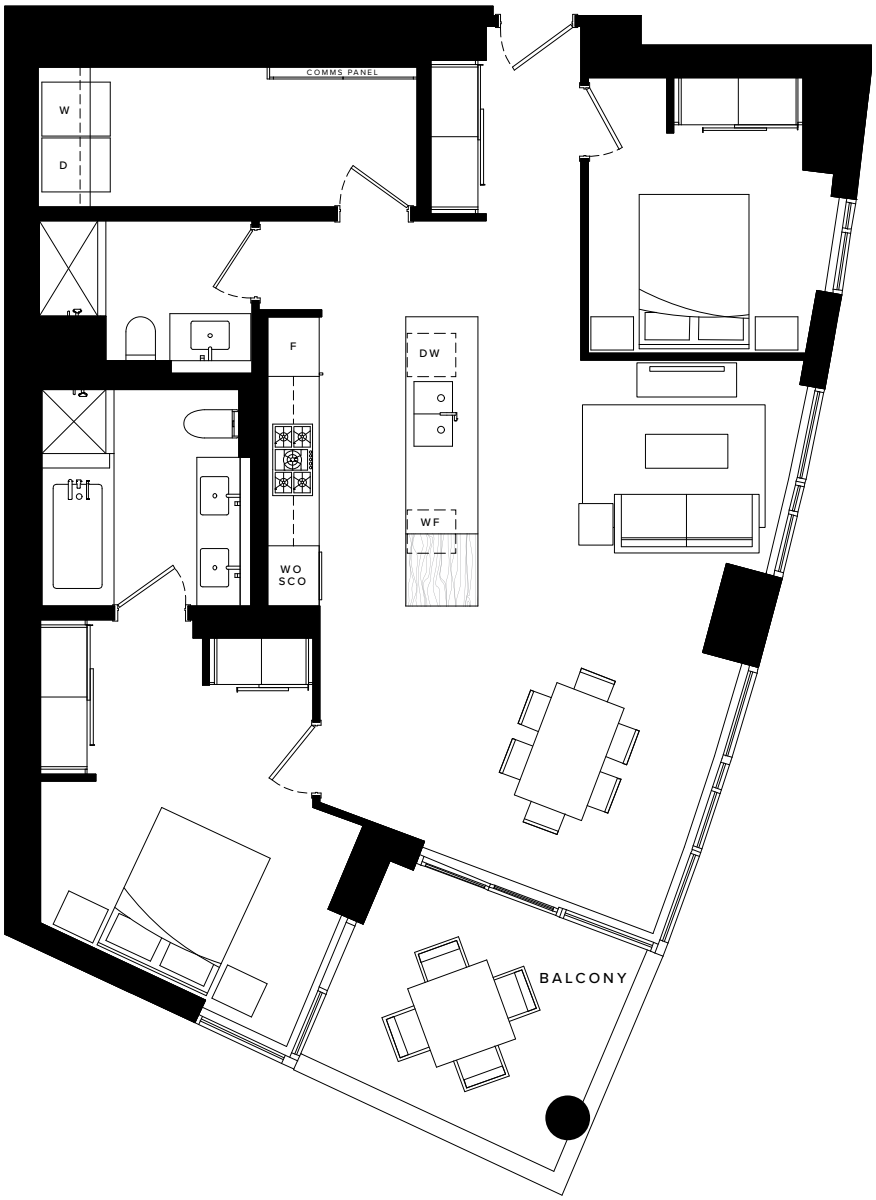


FLOOR 11 - 13

PLAN A2 | 06 - 07

CITY COLLECTION

2 BEDROOM  
INTERIOR 1,223 - 1,226 sq ft  
EXTERIOR 127 - 128 sq ft

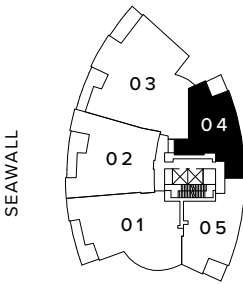
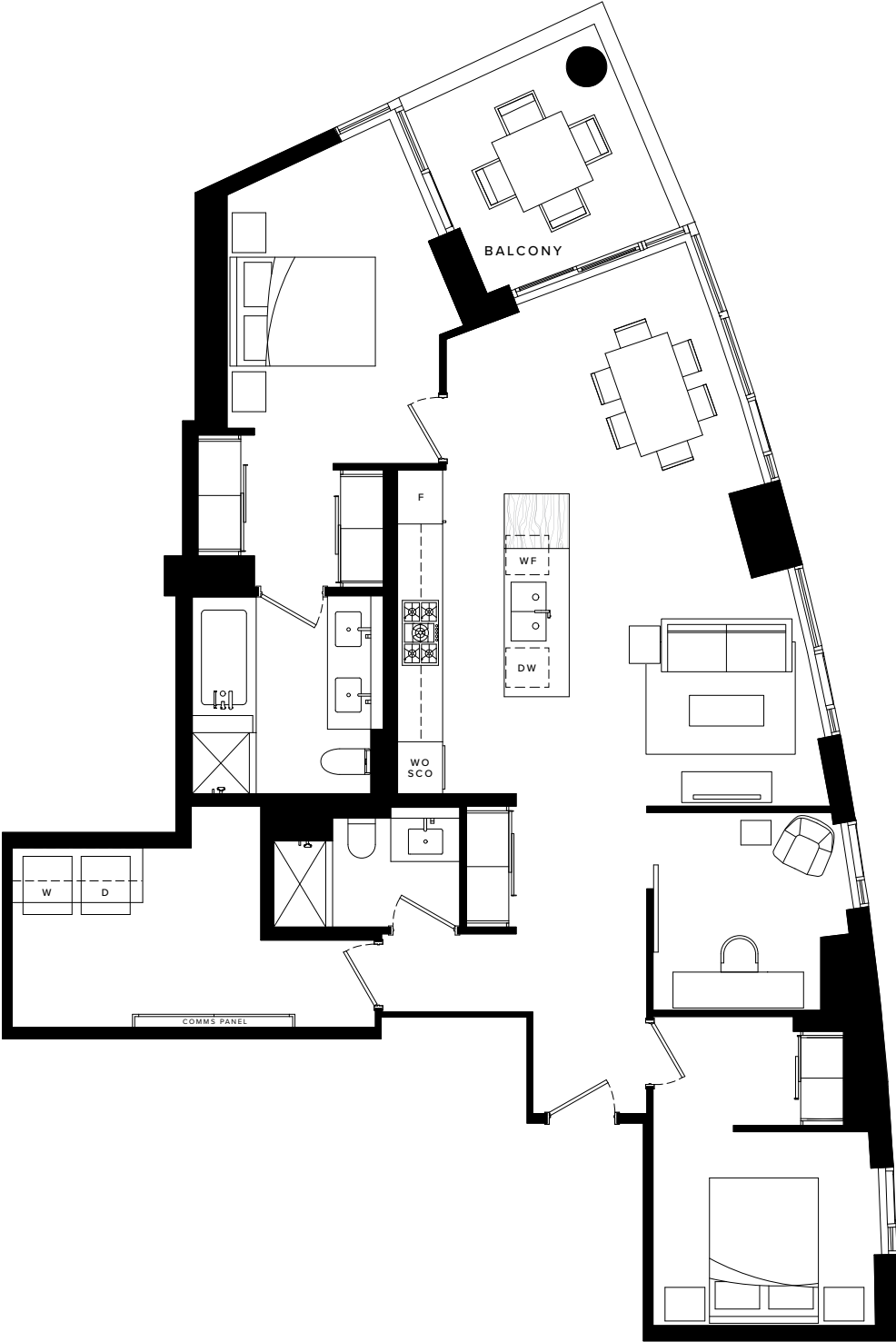




PLAN B1 | 04

CITY COLLECTION

2 BEDROOM + DEN  
INTERIOR 1,339 sq ft  
EXTERIOR 109 sq ft

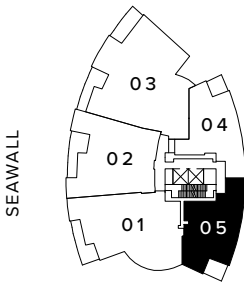
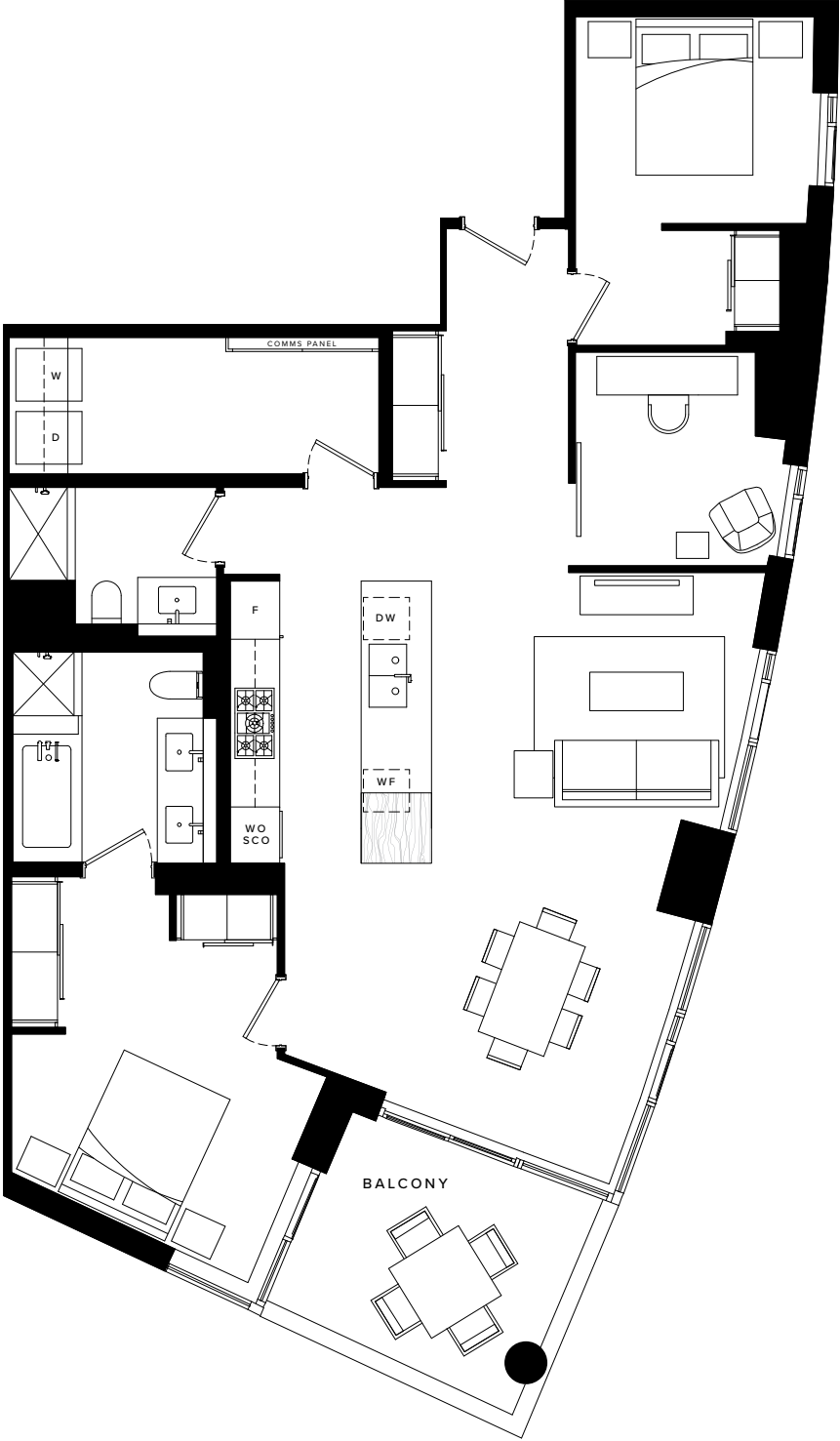


FLOOR 14 - 15

PLAN B2 | 05

CITY COLLECTION

2 BEDROOM + DEN  
INTERIOR 1,393 sq ft  
EXTERIOR 127 sq ft



FLOOR 14 - 15



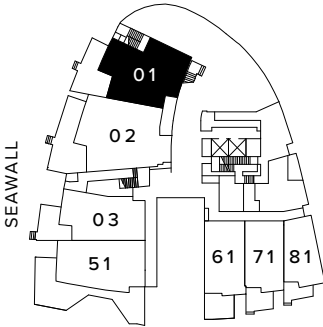
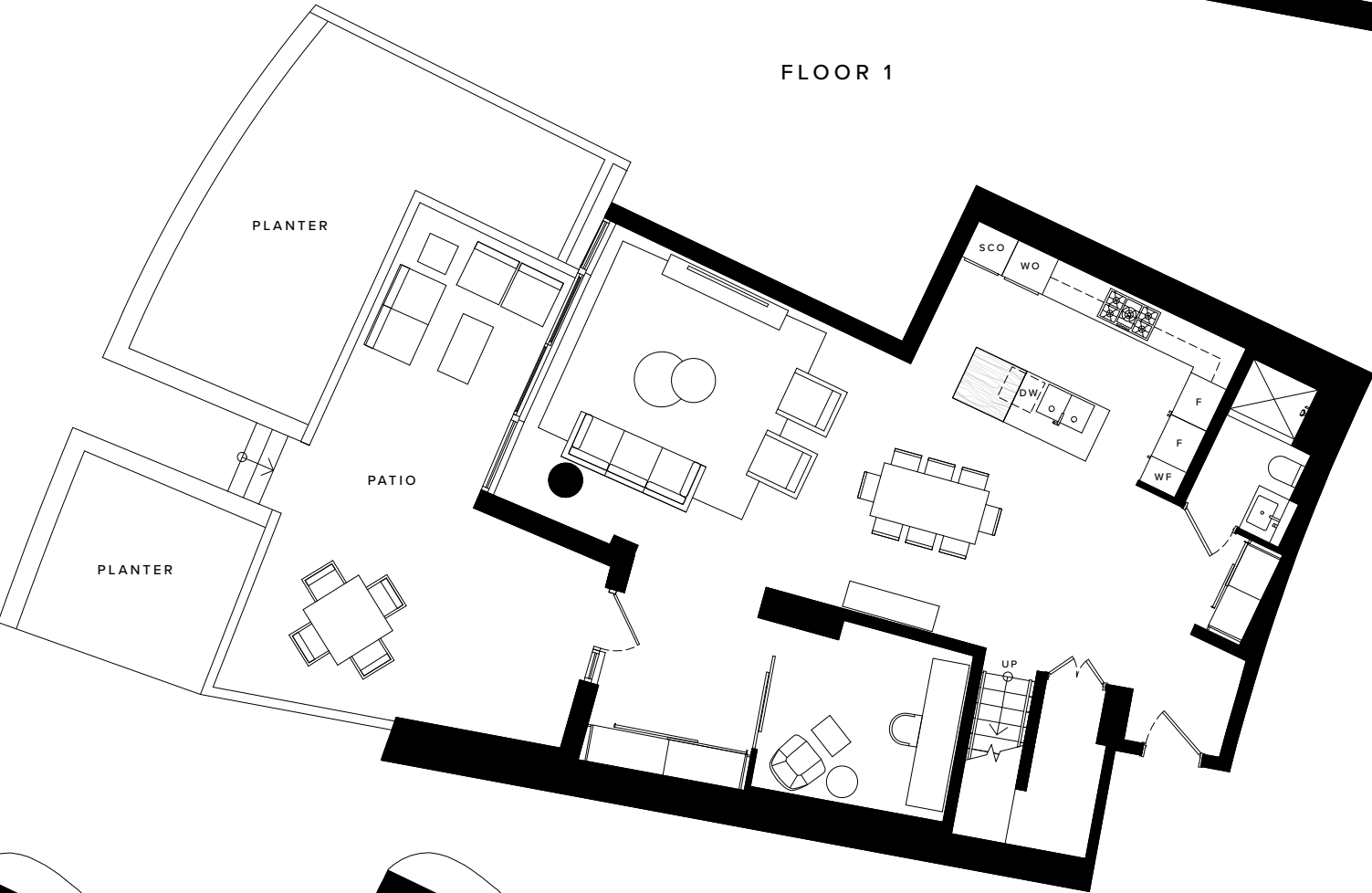
TOWNHOME  
COLLECTION

Seven spacious two-storey townhomes,  
the seawall at your doorstep. Unique  
two- and three-bedroom family  
residences surrounded by city,  
mountains, and sea.

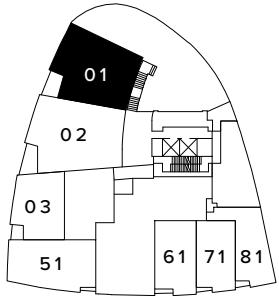


TOWNHOME | 1  
TOWNHOME COLLECTION

3 BEDROOM + DEN  
INTERIOR 2,511 sq ft  
EXTERIOR 491 sq ft



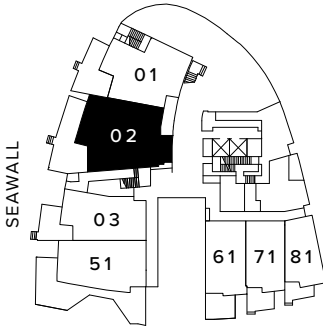
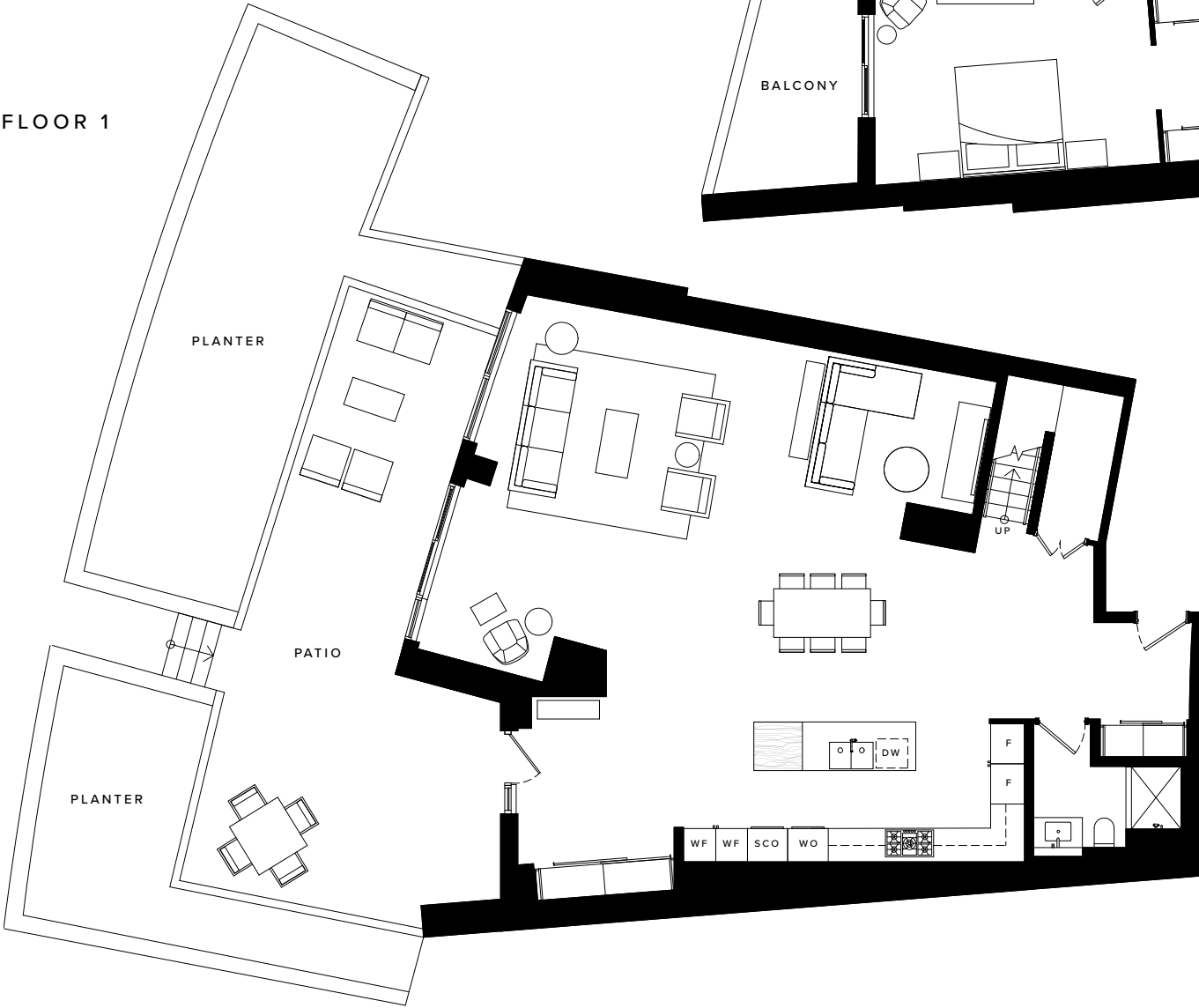
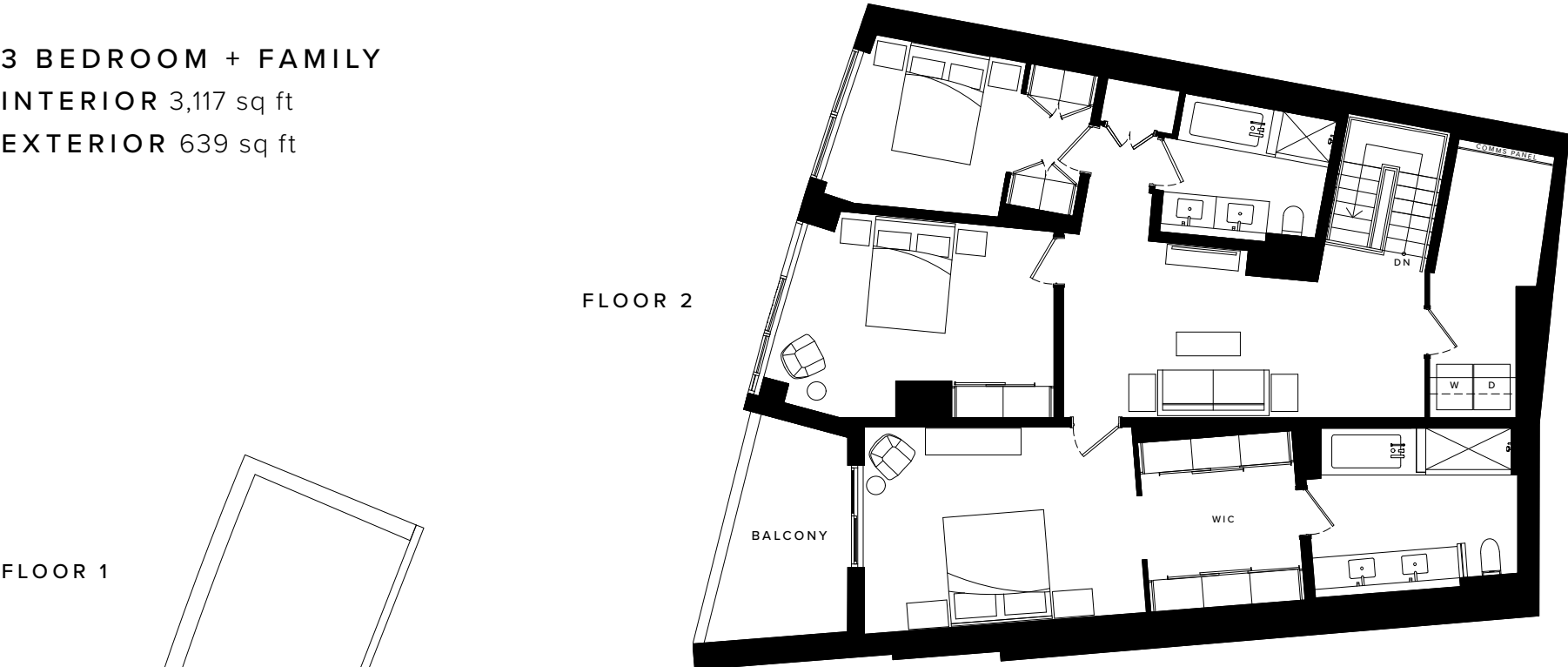
FLOOR 1



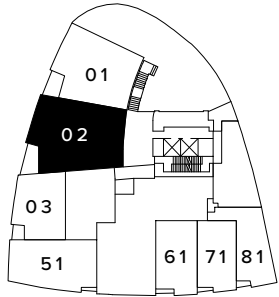
FLOOR 2

TOWNHOME | 2  
TOWNHOME COLLECTION

3 BEDROOM + FAMILY  
INTERIOR 3,117 sq ft  
EXTERIOR 639 sq ft



FLOOR 1



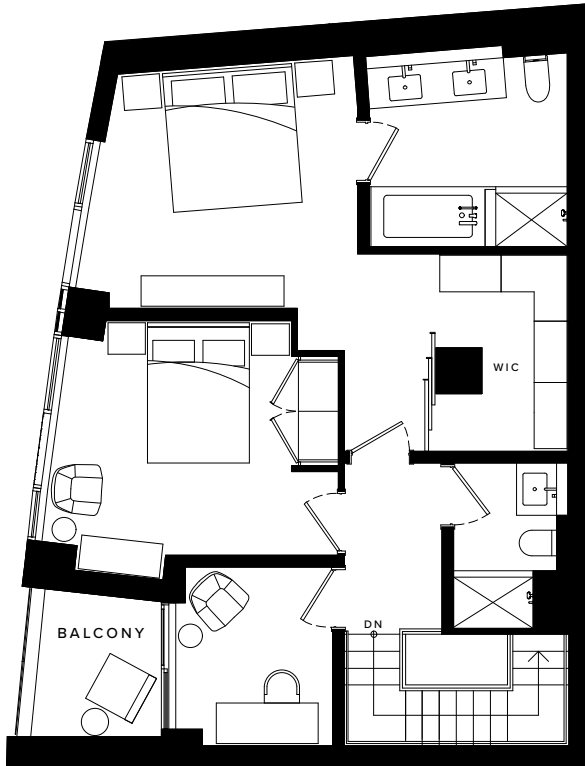
FLOOR 2



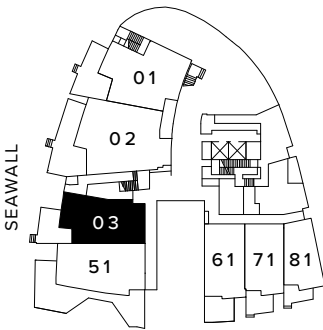
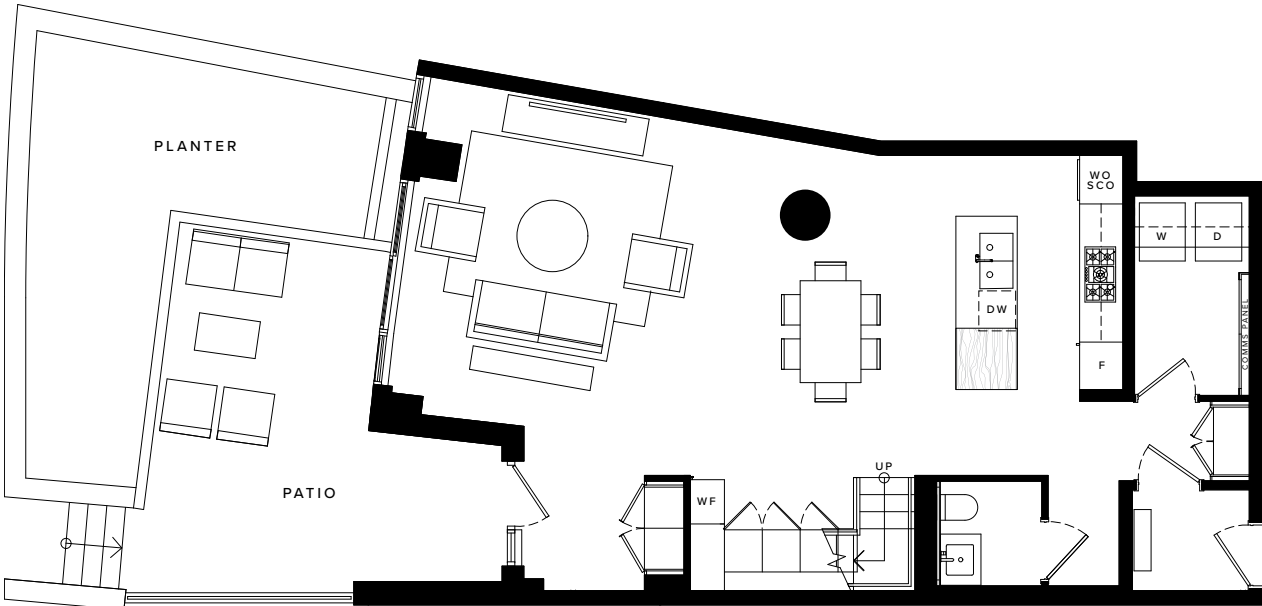
TOWNHOME | 3  
TOWNHOME COLLECTION

2 BEDROOM + DEN  
INTERIOR 1,812 sq ft  
EXTERIOR 316 sq ft

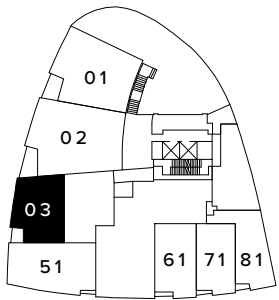
FLOOR 2



FLOOR 1



FLOOR 1

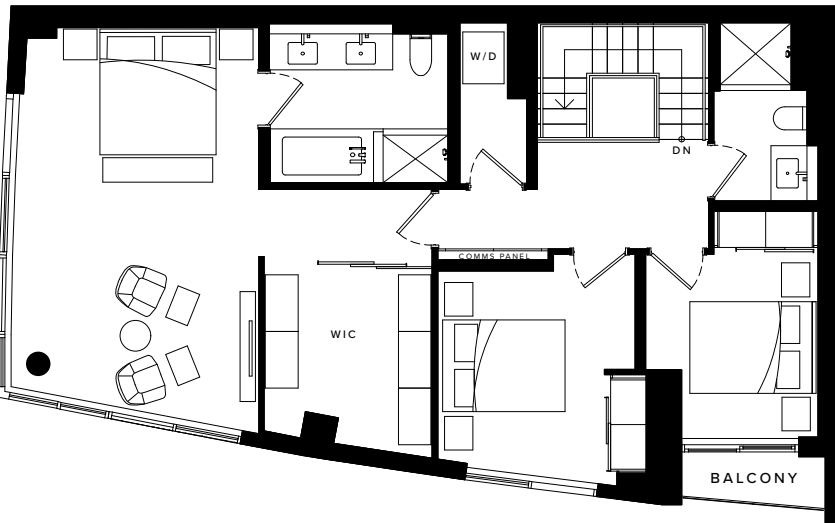


FLOOR 2

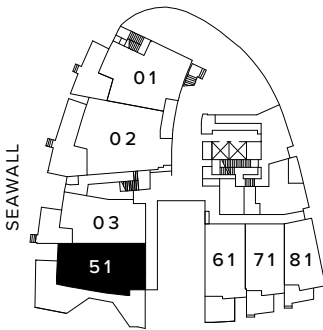
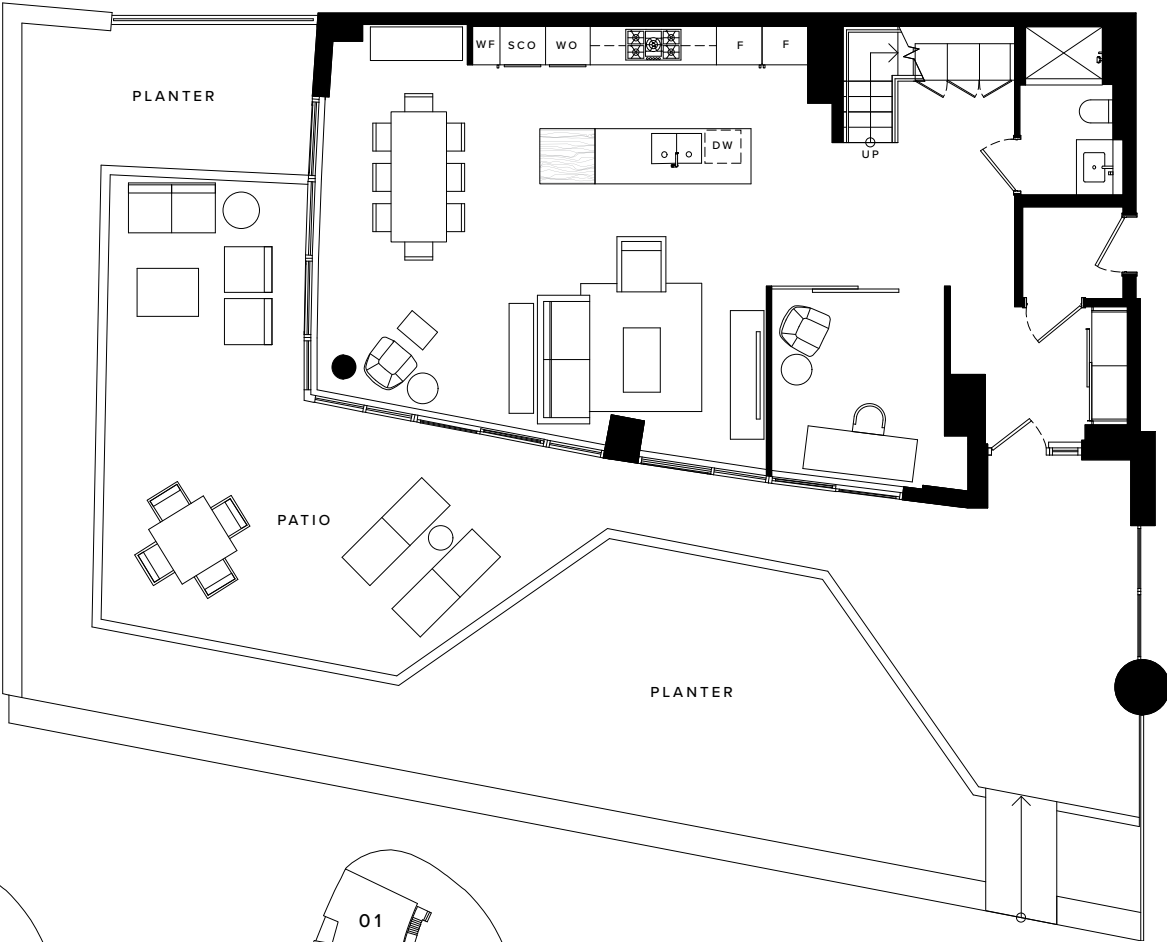
TOWNHOME | 51  
TOWNHOME COLLECTION

3 BEDROOM + DEN  
INTERIOR 2,182 sq ft  
EXTERIOR 842 sq ft

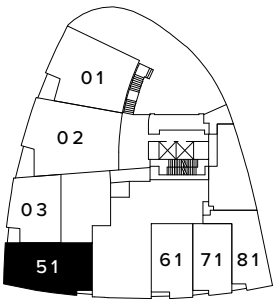
FLOOR 2



FLOOR 1



FLOOR 1



FLOOR 2



TOWNHOME | 61  
TOWNHOME COLLECTION

2 BEDROOM  
INTERIOR 1,583 sq ft  
EXTERIOR 310 sq ft



TOWNHOME | 71  
TOWNHOME COLLECTION

2 BEDROOM  
INTERIOR 1,399 sq ft  
EXTERIOR 230 sq ft



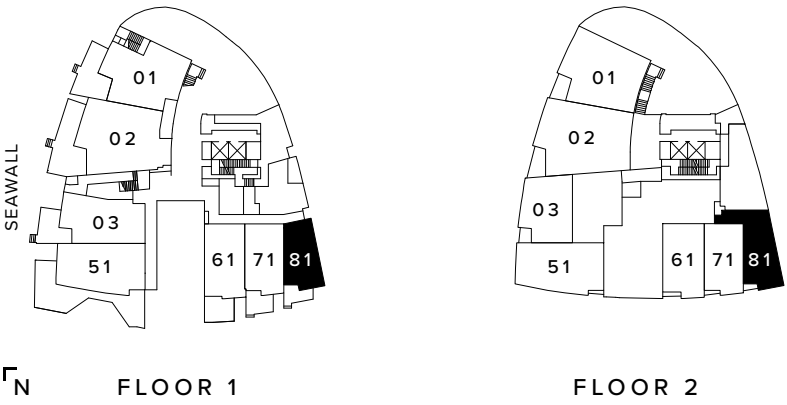


TOWNHOME | 81  
TOWNHOME COLLECTION

2 BEDROOM  
INTERIOR 1,364 sq ft  
EXTERIOR 180 sq ft



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THIS TREASURED LIFE.





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OVER A HUNDRED AWARDS.  
CUSTOMERS FOR LIFE.

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With a solid foundation of integrity, service, and quality, Concert is committed to building strong and sustainable communities. We deliver homes that meet superior standards of design and construction, with an industry-leading and uncompromising commitment to service.





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Through the experience and skill of our longstanding employees and our industry-leading architects, engineers and designers, Concert has proudly developed 12,000 homes across British Columbia and Ontario.

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The sterling reputation we have built over 30 years is the result of holding tightly to our principles and consistently delivering on promises, while improving the lives of those who call our communities home.

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In order to deliver homes that lead the industry in standards of quality and homebuyer satisfaction, we ensure that every decision and action is forward thinking and customer focused.

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SERVICE

Our dedicated customer service team, Concert On-Call, is committed to addressing any issues that may arise during the first two years in a manner that exceeds homeowners’ expectations.







