

MOSAIC

Town & Centre Key Features

1. First Opportunity in Six Years

- Be in at the start. Town & Centre marks the start of something new
- Town & Centre is the first opportunity to participate and buy a pre-sale in Coquitlam Town Centre in six years
- Coquitlam Town Centre is vibrant. Buzzing. And is the start of an exciting reimagining: a new city where you can go to school or work and do the things you love just minutes from where you live

2. Transforming City Centre

- Coquitlam Town Centre already has the Evergreen Line, the West Coast Express, Douglas College and the Tri-Cities' largest mall
- A great place today that tomorrow will be valued as the region's most complete and livable town centre
- Take advantage of everything all at once, right here: enjoy doorstep conveniences like groceries and daily essentials, the largest mall in the Tri-Cities is across the street, A+ education is nearby and eat your heart out at so many great local eateries
- With over 700 acres of lush parks surrounding the community, Town & Centre is also a 7-minute walk to Douglas College, 6-minute walk to Lincoln Station for the Evergreen Line, and a 40-minute drive to Downtown Vancouver

3. The Distinct Difference

- Studio to three bedroom homes are designed so every inch counts, with striking, elegant interiors that you will not see anywhere else. Soft textures, natural materials, and organic colours makes coming home feel incredible
- Mosaic has reimagined how a one-bedroom home can live
- Town & Centre will have the most affordable two-bedroom, two-bath home available today
- Most homes have 9-foot ceilings for more volume, more natural light and more storage
- Up on level five is where community comes alive, with an fitness studio and yoga room, outdoor pavilion, great lawn and more

4. A Better Home by Mosaic

- For over 24 years and 7,000 homes, our focus on designing and building A Better Home has never wavered
- Striking designs. Simple proportions. Cosy, inviting interiors. We think about what it will feel like when you arrive home, and why you'll never want to leave
- Rooms are designed for real furniture so you've got space to move and breathe
- Kitchen and dining areas made to work with how you choose to live
- Mosaic has taken everything they've learned since 1999 and put our best into Town & Centre
- Mosaic's finished communities and thousands of neighbouring happy homeowners tell the story best

We have reimagined how our studio to 3-bedroom homes can live so every inch counts, with striking, elegant interiors that you will not see anywhere else.

Inside the Home

Inside the Kitchen

Inside the Bathroom

Community Spaces

Mosaic Home Care

Interior Specifications

- Most homes at Town & Centre have 9-foot ceilings for more volume, more natural light and more storage (excludes Studios)
- Heat pump cooling system in every home
- Honey oak laminate flooring throughout the Oyster colour scheme or smoked oak laminate flooring throughout the Slate colour scheme
- Large 6 to 7-foot windows to let in lots of natural light (height dependent on home type)
- Contemporary baseboard and doorway trims
- Recessed LED pot lights in carefully selected locations. Feature matte white wall sconces in ensuite bathrooms
- Reinforced television wall with cord-concealing conduit for wall-mounted big screen TVs
- 100% of residential parking stalls have electric vehicle infrastructure for Level 2 stations

FlexiForm Mosaic Closets (H Plans Only)

Your closets, your way. The FlexiForm Mosaic Closets allow you to customize how you configure your bedroom based on your bed size or need for more desk space. Ask our team about how the closet configurations work and how you can personalize your home.



Kitchen Specifications

Our kitchens are designed to maximize cupboard storage, include pulls and outlets in all the right places, and have tons of counter space to prepare for your next dinner party.

- Contemporary take on shaker-style cabinetry in Oyster or Slate colour schemes
- Pulls in a brushed nickel with a clean classic aesthetic
- Kitchen utensil rail to keep your counter clear
- Ceppo di Gre-style backsplashes in Oyster or Slate colour schemes
- Quartz stone countertops with a stainless-steel sink
- Pull-down spray faucet in stainless-steel
- Under-cabinet integrated LED strip
- Three-bedroom homes have large built-in kitchen islands

Appliances

- Fulgor 24" fully integrated refrigerator with bottom freezer (30" in three-bedroom homes)
- Fulgor 24" electric cooktop
- Fulgor 24" wall oven
- Fulgor 24" fully integrated dishwasher
- Haier 24" microwave hood fan



Bathroom Specifications

- Contemporary take on shaker-style cabinetry in Oyster or Slate colour schemes
- Pulls in a brushed nickel with a clean classic aesthetic
- Feature matte white wall sconces in ensuite bathrooms
- Oversized porcelain tiles line the floor and walls in second bathrooms
- Ensuite floor tiles are large format Ceppo di Gre-style porcelain
- Ensuite wall tiles are large format porcelain that draws inspiration from natural materials
- White porcelain vanity sinks
- Quartz stone countertops
- Deep soaker tubs in white acrylic
- Single-lever faucets in brushed nickel
- White dual flush toilet (high efficiency)
- Frameless glass shower
- Showerheads and handle sets in brushed nickel



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- Large indoor co-workspace that's at street level for easy access to your local coffee shop
- Indoor gym and outdoor fitness area for cardio, weights and movement (Level 5)
- Yoga room
- Outdoor hammock lounge and yoga area
- Covered outdoor pavilion for living and dining
- Large great lawn
- Expansive dog run
- Shared community garden
- Outdoor play area



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From technical questions to design details, our Home Care team conducts meticulous assessments of each home before you even step inside. Our team is there to educate you about your new home and to provide support when you need it

- 1-Year Materials and Labour Warranty
- 2-Year Materials and Labour Warranty for Distribution Systems
- 5-Year Building Envelope Warranty
- 10-Year Structural Warranty
- Mosaic's Home Care orientation program and on-call homeowner support