





# Find your home at 641 Claremont.

Situated in the vibrant Burquitlam neighbourhood, 641 Claremont offers an exceptional collection of well-managed rental homes. Showcasing quality construction and spacious layouts, Claremont is a place to connect, thrive and enjoy life.

## Higher Living

Exceptional Rental Living  
in Burquitlam



## ARCHITECTURE

# Refined architecture for daily living.

### High Design

Distinctive patterned screens  
in a deep earthy tone provide  
for an eye-catching façade





The architectural expression is highlighted by a rich palette of cladding materials, expansive decks and an array of uniquely-patterned, custom-designed screens. Inspired by its locale, the north-eastern façade curves to match the street frontage while the penthouse level steps back to reflect the hillside setting. A rare 8-storey concrete development, the building offers both a comfortable scale and the benefits of a highly durable construction form.

Complementing the architectural styling is a thoughtful landscaping and amenity plan. Throughout the property, residents will appreciate a beautiful collection of trees and shrubs selected with a focus on native species. They'll also enjoy access to lush rooftop garden spaces with fantastic views of Burnaby Mountain, a child-play area to tire out active toddlers and a bookable lounge for hosting larger gatherings.



## INTERIORS

# Spacious homes in a timeless style.

### High Style

A light oak floor  
complements a modern  
soft grey colour scheme



Suites feature comfortable spaces within large footprints. Layouts are carefully planned to take advantage of every square foot, combining flexible open concept living areas with practical room sizes. The development includes a range of unit types from studio and one-bedroom apartments for singles and couples, to three-bedroom apartments for growing families.

Interior finishes balance modern style with a comfortable feel. Flat-panel cabinetry, composite stone countertops and minimalist hardware are clean and simple while oak-style laminate floors provide a sense of texture and warmth. A warm and light design scheme with grey and brown undertones creates a welcoming atmosphere throughout.









## NEIGHBOURHOOD

# Part of a vibrant, growing community.

### High Convenience

Skytrain, shops and  
amenities just minutes away

Burquitlam is a vibrant neighborhood located at the intersection of Burnaby and Coquitlam. Family-friendly and diverse, Burquitlam offers a mix of urban convenience and natural beauty. With its modern developments, excellent transit connections and proximity to numerous amenities, the community is an ideal place for anyone seeking a balanced and convenient place to call home.

Within a ten minute walk, residents will find all their day-to-day shopping needs as well as the Burquitlam SkyTrain Station, allowing for an easy commute across the Lower Mainland. Those looking to unwind can enjoy a fitness programs at the Bettie Allard YMCA, hang out at Como Lake or head down to Port Moody's Brewery Road. The neighborhood is also perfect for outdoor enthusiasts, with Burnaby Mountain's hiking and biking trails right next door.

## SUSTAINABILITY

# With Liberty, sustainable construction is standard practice.

We focus on five key tenets of green design: low-impact site planning, efficient energy usage, reduced water consumption, responsible construction practices and excellent indoor air quality. Our goal is sustainable development through actionable initiatives and forward-thinking design.

The upshot of our efforts is tangible savings on daily operating costs. Efficient plumbing fixtures, a heat-recovering ventilation system and well-insulated walls reduce water and space heating charges. At the same time, Energy Star appliances and LED lights contribute to lower monthly electrical bills. With Liberty, it pays to be sustainable.







## High Performance

Energy-efficient, heat recovery ventilators provide continuous fresh air to each suite





## Highly Experienced

Liberty has nearly 40 years of experience building homes in Metro Vancouver



## TEAM

# High quality construction and attentive property management.

Throughout development, our planning team works closely in the design process with the project architect and engineers while our construction team coordinates trades, self-performs key tasks and conducts an extensive quality control program. We strive to create ownership and accountability at all stages, ensuring every home is built like one of our own.

As landlord, Liberty is committed to offering tenants a professional and attentive experience. We have strong roots in the local area and manage our properties directly. As the original builder, we also have the requisite knowledge to ensure our developments operate in an efficient and effective manner. When issues do arise, tenants can be confident that a member of our team will be readily on hand and prepared to address them.

## MAP

1. Safeway
2. Shoppers Drug Mart
3. BjornBar Bakery
4. Bettie Allard YMCA
5. Northgate Village
6. The City of Lougheed
7. Costco
8. Como Lake Park
9. Moody Centre (Rocky Point Park)
10. Simon Fraser University

### Transit

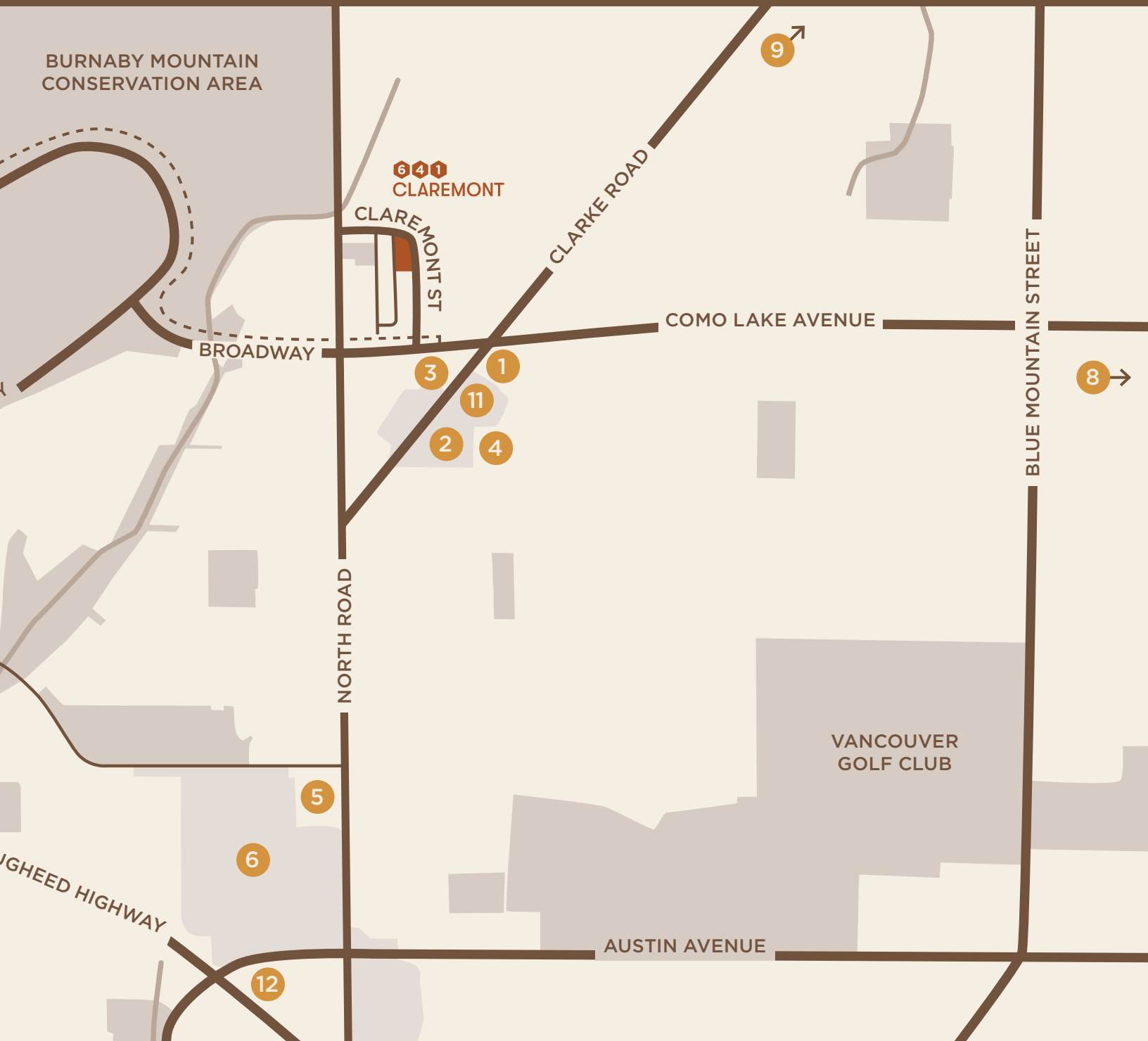
11. Burquitlam SkyTrain Station
  12. Lougheed Town Centre
  13. Production Way-University
- - - 143 SFU bus (10 minutes to SFU)





## Highly Accessible

Convenient access to  
Simon Fraser University  
by transit or car



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 **LIBERTY**

[LIBERTYHOMES.CA](http://LIBERTYHOMES.CA)

## EXCEPTIONAL FINISHES

### Flooring

- Oak-style laminate in living and bedrooms
- Porcelain tiles in bathrooms
- 4 ½ inch, flat-stock baseboards

### Doors & Hardware

- Flat panel swing doors
- Satin nickel levers
- Mirrored bypass closets

### Cabinetry

- Flat slab doors and drawers
- Composite stone countertops
- Soft close hardware

### Kitchens

- High arc, single lever faucet
- Undermount sink
- Undercabinet puck lighting
- Counter-depth fridge
- Full-size range
- Over-the-range microwave & hood fan

### Baths

- Tiled feature wall with floating mirror
- Undermount basin sink

## THOUGHTFUL FEATURES

### In-Suite

- Roller blinds throughout
- Overhead lighting in living and dining
- Compact laundry unit
- Large private decks & patios

### Building

- Concrete construction
- Communal rooftop spaces
- Children's play area

### Bookable Amenity Facilities

- Rooftop picnic area with barbeque
- Private event room

### For Rent On Availability

- Personal storage lockers
- Bike parking stalls
- Standard & EV parking stalls

## SUSTAINABLE DEVELOPMENT

### Low-Impact Site Planning

- Stormwater management system
- Extensive landscaping

### Efficient Energy Usage

- Energy Star appliances
- Heat pump dryers
- LED lighting
- Argon-filled windows with thermal break
- Well-insulated walls

### Reduced Water Consumption

- Water conserving plumbing fixtures
- Native species landscaping
- Drip irrigation system

### Responsible Construction Practices

- Utilize products with high recycled content
- Source local building materials
- Recycle construction waste

### Excellent Indoor Air Quality

- Low-VOC sealants, paints and carpets
- In-suite energy recovery ventilators