

Gateway to City Life

# Stowa

**SURREY CITY**

STUDIO TO 3 BEDROOM HOMES





Welcome to Stowa, where the concept of home has been redefined into a sanctuary of warmth and comfort, similar to a heartfelt hug or the soothing warmth of your favourite cup of coffee.

Stowa offers an incredible collection of studio to 3 bedroom homes while being just a short stroll to all the amenities Surrey City Centre has to offer.





Stowa





## LIVE CONNECTED

Stowa is your urban haven nestled in Surrey's bustling downtown. A short stroll from your doorstep unveils top-notch dining spots, shopping delights, and entertainment options, delivering a true metropolitan experience. Immerse yourself in the convenience of grocery stores, specialized markets, and an impressive 130+ stores at Central City Shopping Centre.

The Stowa community is a short stroll away from rapid transit hubs, connecting you to skytrain stations and multiple bus routes. Experience Surrey City's vibrant social scene, surrounded by recreational hot spots, renowned educational institutions, and expansive parks. Stowa promises a lifestyle seamlessly blending urban convenience with the lively pulse of a thriving community.

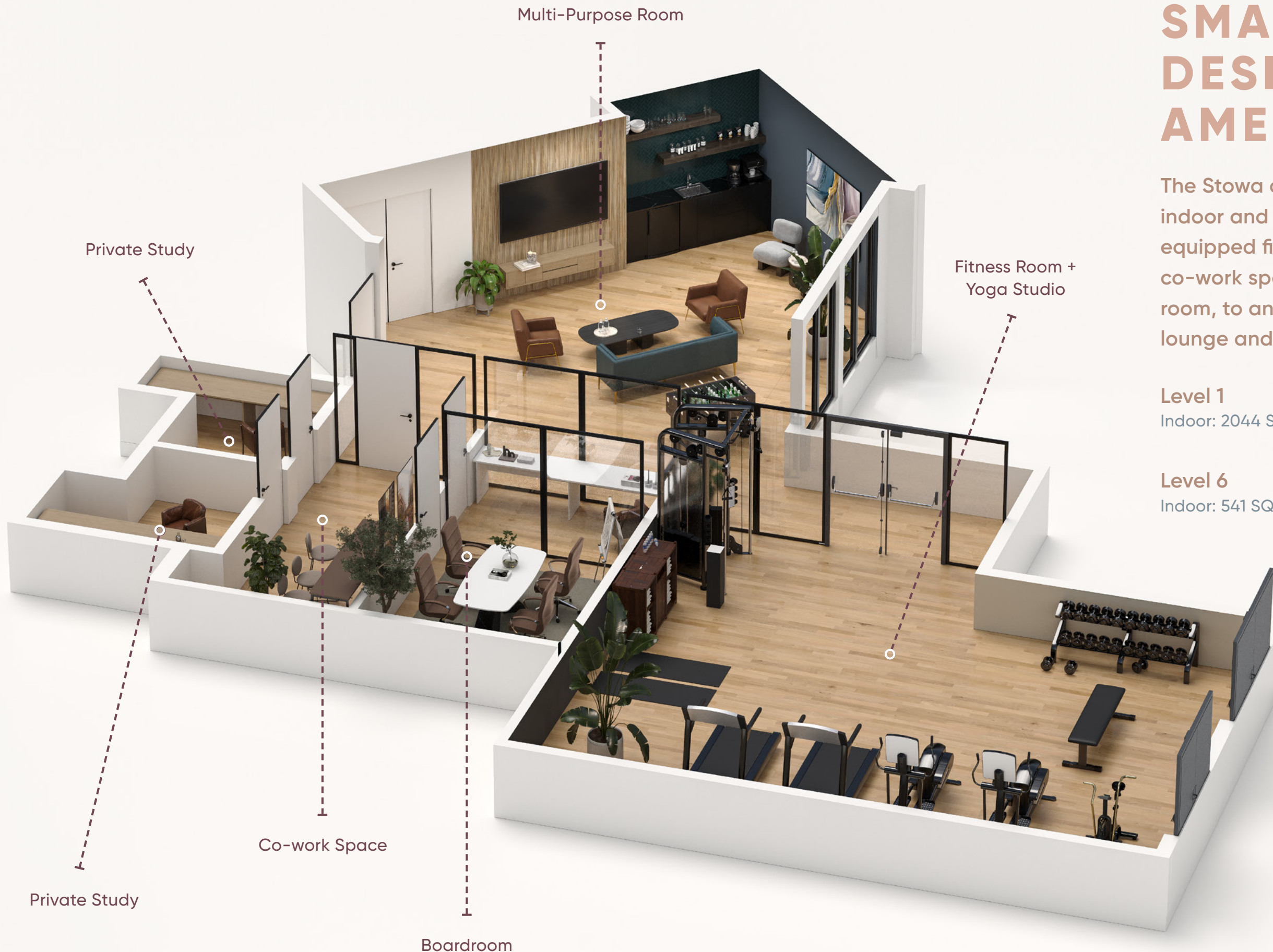


# GATEWAY TO ALL THINGS

At Stowa, your home is a short stroll from parks, dining gems, shopping delights, education, recreation, transportation, and so much more.







# SMARTLY DESIGNED AMENITIES

The Stowa community offers luxurious indoor and outdoor amenities from a fully equipped fitness centre, highly functional co-work spaces, a cozy multi-purpose room, to an entertaining roof-top bar + lounge and patio.

## Level 1

Indoor: 2044 SQ FT   Outdoor: 830 SQ FT

## Level 6

Indoor: 541 SQ FT   Outdoor: 2721 SQ FT

Pictured: Level 1 Indoor Amenities





# AMENITIES WITH A PURPOSE

## INCREASE YOUR PRODUCTIVITY

From private rooms for undisturbed focus to a dynamic coworking space fostering collaboration and a sophisticated boardroom for crucial meetings, Stowa provides the ideal environment for productivity and success in your professional endeavors.

## EXTENSION OF YOUR HOME

Need extra room for entertaining or socializing? Stowa's amenity space seamlessly extends your home, providing formal seating for larger gatherings and a relaxed lounge area—perfect for hosting friends or enjoying casual moments in comfort.

## FITNESS

Elevate your fitness journey at Stowa's fitness room, where achieving wellness goals is a breeze. Whether it's cardio, strength training, or yoga, our fully equipped facility caters to all your exercise needs.





# BAR + LOUNGE

Indulge in the ultimate hosting experience at Stowa's bar and lounge area on the 6th floor. Perfect for intimate gatherings or lively parties, this space promises unforgettable moments of connection and celebration.





# OUTDOOR HAVEN

Whether you're relaxing, enjoying a BBQ feast, or sharing stories around the cozy fireside lounge, this inviting space is designed for relaxation and connection. Create memories in this oasis escape against the breathtaking backdrop of distant mountains.





## THOUGHTFUL INTERIORS

Striking a balance between modern comfort and simplistic elegance, homes at Stowa are both approachable and welcoming. Designed with two distinct color palettes to suit your personal taste, these thoughtfully crafted floorplans and superior finishes create an atmosphere that optimizes functionality without compromising on style.





# LIGHT SCHEME

Entertain with ease in a gourmet kitchen outfitted with a top-of-the-line Samsung appliance package. With quartz countertops, a porcelain tiling backsplash, and tonal cabinetry, the kitchen evokes a feeling of warmth and elegance.



# DARK SCHEME

Escape the hustle of daily life in your bathroom oasis at Stowa. Designed with functionality in mind, it offers ample storage throughout, complemented by a natural palette and luxurious finishes, creating a relaxing atmosphere.





# FINISHES & FEATURES

## WELCOME HOME

- Envisioned and built by Genaris Properties with intelligent design and thoughtful details maintaining the highest level of craftsmanship
- A collection of 77 beautifully designed studio to 3 bedroom homes
- Located in a quiet urban setting – yet close to all amenities of Surrey City Centre
- Contemporary West Coast architecture designed by Flat Architecture

## REFINED FINISHES

- Two calming West Coast-inspired colour palettes: Light and Dark
- Modern wide-plank laminate wood flooring throughout each home
- Chrome faucets and hardware provide a chic, modern finish
- Comfort-assured air quality and temperature with energy efficient baseboard heating
- Spacious 9' high ceilings
- Roller shade blinds on all exterior windows provide added privacy and light control
- High-efficiency stackable front-load washer and dryer
- **OPTIONAL** – Add Tosot ductless mini-split AC system

## AMENITY RICH LIVING

- Over 6000 SQ FT of private indoor and outdoor amenity space
- Rooftop patio and terrace – featuring spectacular deck with chaise lounges, fire pit, tables and BBQ area
- Multi-purpose room – featuring sink and bar fridge, seating area, smart TV and a foosball table
- Quiet and spacious boardroom with multiple private and co-work spaces
- Fully equipped fitness gym with yoga studio
- Outdoor kids corner for extra play space
- Seating areas in expansive green-space rooftop

## BATHROOM SANCTUARY

- Beautiful 12" x 24" porcelain floor and wall tiles in the main bathroom and powder room
- Modern eased edge quartz counter-tops
- Single-basin under-mount porcelain sink with polished chrome faucet
- Soaker tub for spa-like relaxation in most bathrooms
- One-piece compact elongated toilet with high-efficiency flush
- **OPTIONAL** – Add medicine cabinet above toilet

## CONTEMPORARY KITCHEN

- Elegant design finishes, including under-cabinet lighting, soft-close hardware
- Modern eased edge quartz counter-tops with porcelain subway backsplash
- Single-basin under-mount stainless steel sink with polished chrome pull-down faucet
- Clean stainless-steel appliance package featuring:
  - Samsung 33" french door fridge with bottom freezer
  - Samsung 30" slide-in 5 burner electric range with fan convection oven
  - Samsung 24" stainless steel dishwasher
  - Aura 30" under-cabinet hood
- **OPTIONAL** – Add Panasonic 1.2 CU. FT. microwave

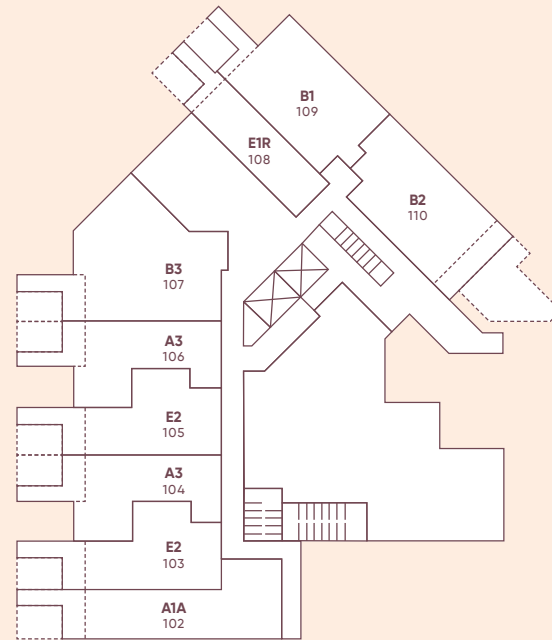
## PEACE OF MIND

- 2-5-10 New Home Warranty
- Industry leading Homeowner Care
- Secure building entry system with enterphone, security cameras and key-fob entry
- Secure underground bike/storage lockers
- 24-hour in-building security monitoring
- Well-lit and secure parkade with EV-charging capability

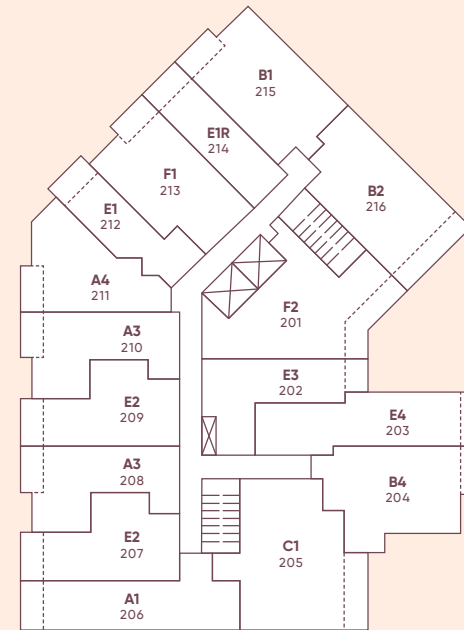




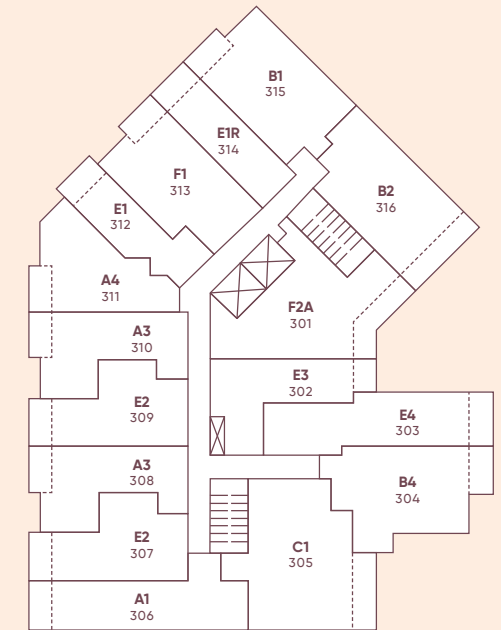
# SITE PLAN



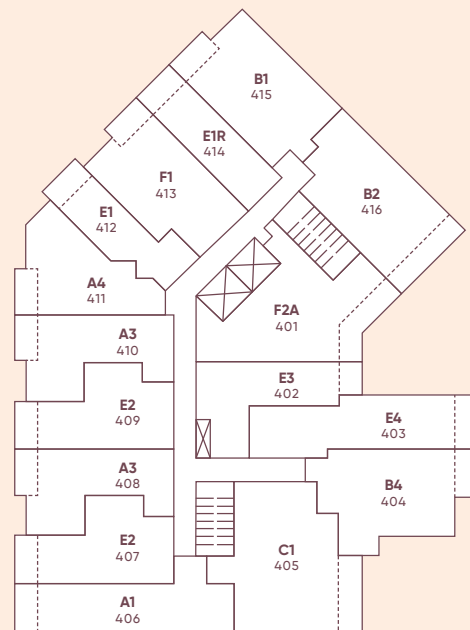
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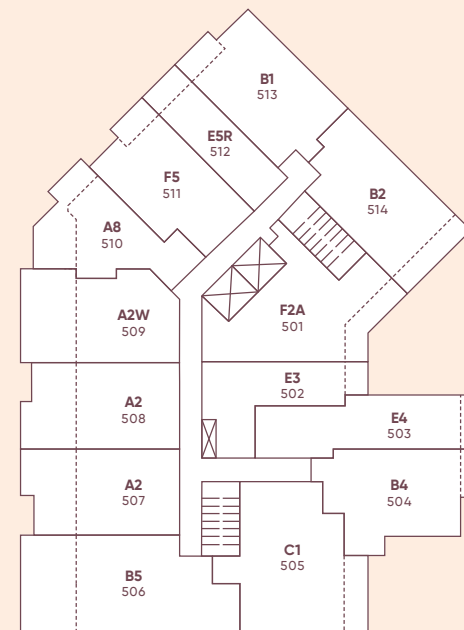
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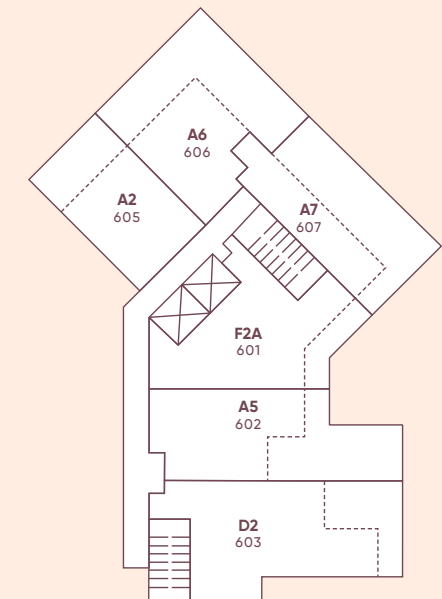
LEVEL 3



LEVEL 4



LEVEL 5



LEVEL 6

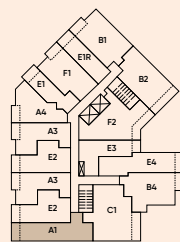


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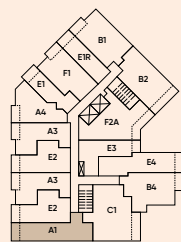
## 1 BED, 1 BATH

INTERIOR: 544 SQ FT | EXTERIOR: 51 SQ FT | TOTAL: 595 SQ FT

# Stowa



LEVEL 2



LEVELS 3-4

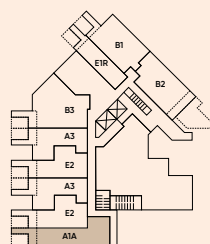


# A1A

## JR 2 BED, 1 BATH

INTERIOR: 590 SQ FT | EXTERIOR: 90 SQ FT | TOTAL: 680 SQ FT

# Stowa



LEVEL 1

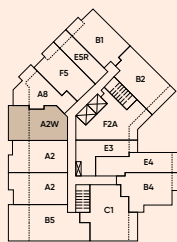


# A2W

## 1 BED, 1 BATH

INTERIOR: 471 SQ FT | EXTERIOR: 252 SQ FT | TOTAL: 723 SQ FT

# Stowa



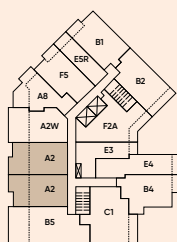
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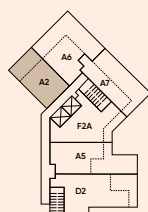
# A2 1 BED, 1 BATH

INTERIOR: 474 SQ FT | EXTERIOR: 199-243 SQ FT | TOTAL: 673-717 SQ FT

Stowa



LEVEL 5



LEVEL 6

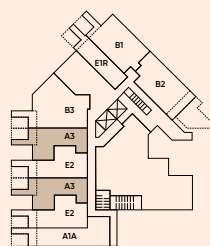


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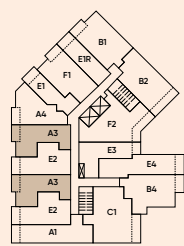
## 1 BED, 1 BATH

INTERIOR: 497 SQ FT | EXTERIOR: 50-86 SQ FT | TOTAL: 547-583 SQ FT

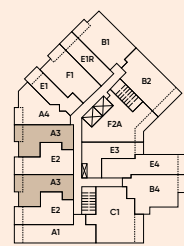
# Stowa



LEVEL 1



LEVEL 2



LEVELS 3-4

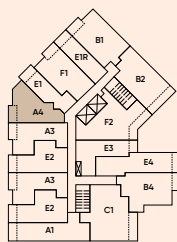


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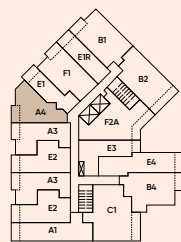
## 1 BED, 1 BATH

INTERIOR: 505 SQ FT | EXTERIOR: 51 SQ FT | TOTAL: 556 SQ FT

# Stowa



LEVEL 2



LEVELS 3-4

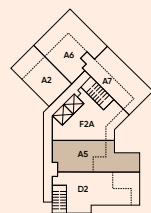


A5

## JR 2 BED, 1 BATH

INTERIOR: 555 SQ FT | EXTERIOR: 350 SQ FT | TOTAL: 905 SQ FT

Stowa



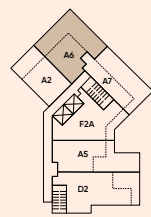
LEVEL 6



# A6 1 BED, 1 BATH

INTERIOR: 440 SQ FT | EXTERIOR: 539 SQ FT | TOTAL: 979 SQ FT

Stowa



LEVEL 6

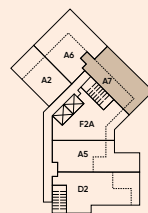
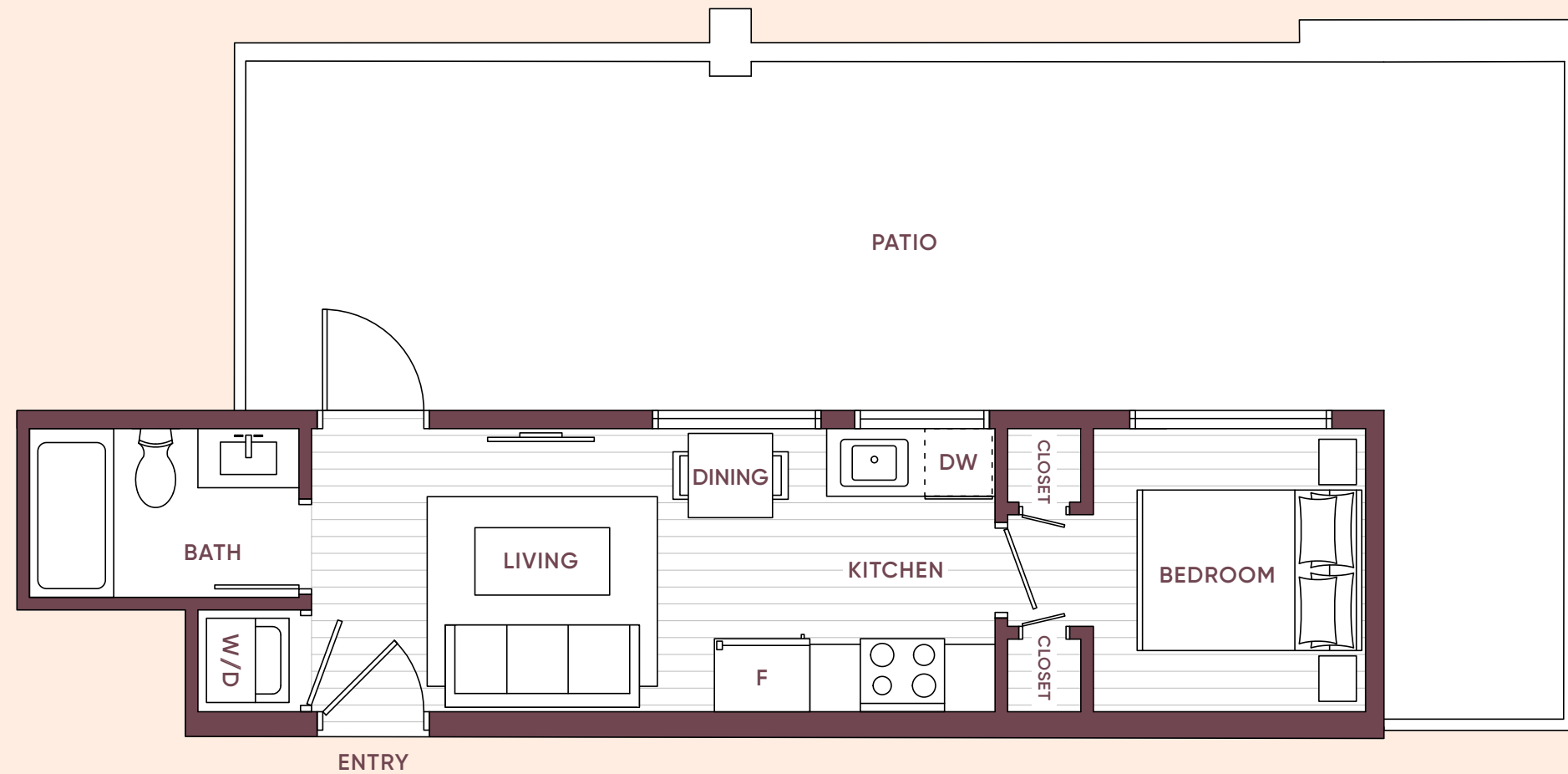


A7

# 1 BED, 1 BATH

INTERIOR: 369 SQ FT | EXTERIOR: 465 SQ FT | TOTAL: 834 SQ FT

Stowa



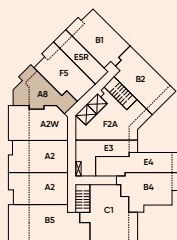
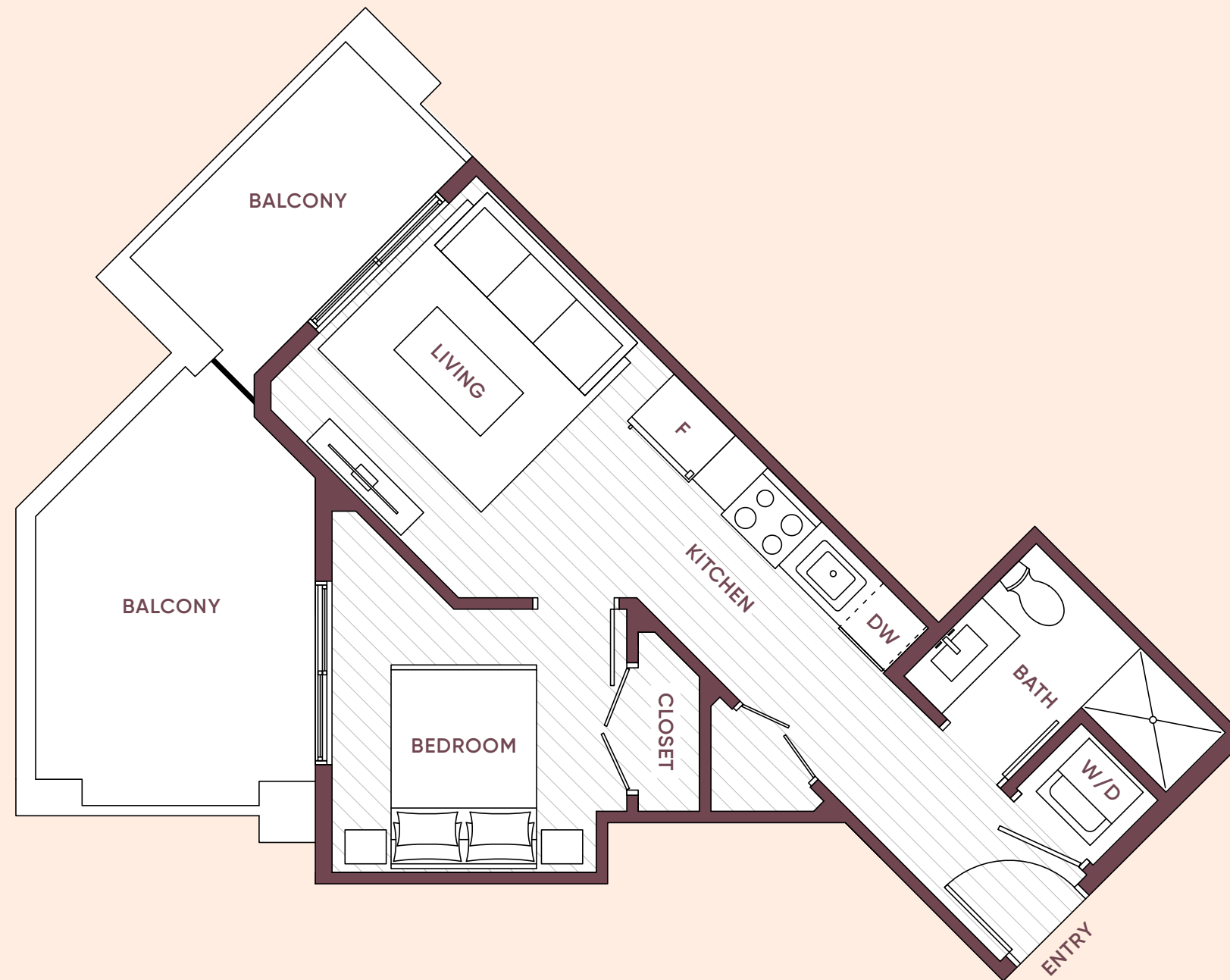
LEVEL 6



# A8 1 BED, 1 BATH

INTERIOR: 433 SQ FT | EXTERIOR: 165 SQ FT | TOTAL: 598 SQ FT

Stowa



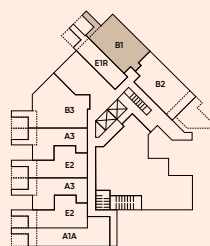
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# B1

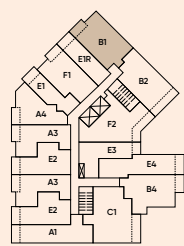
## 2 BED, 1.5 BATH

INTERIOR: 650 SQ FT | EXTERIOR: 50-89 SQ FT | TOTAL: 700-739 SQ FT

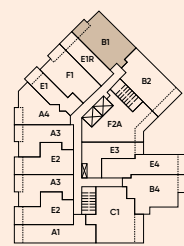
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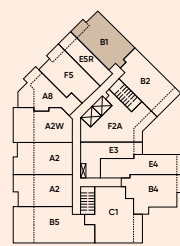
LEVEL 1



LEVEL 2



LEVELS 3-4



LEVEL 5

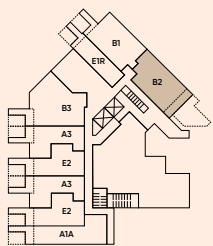
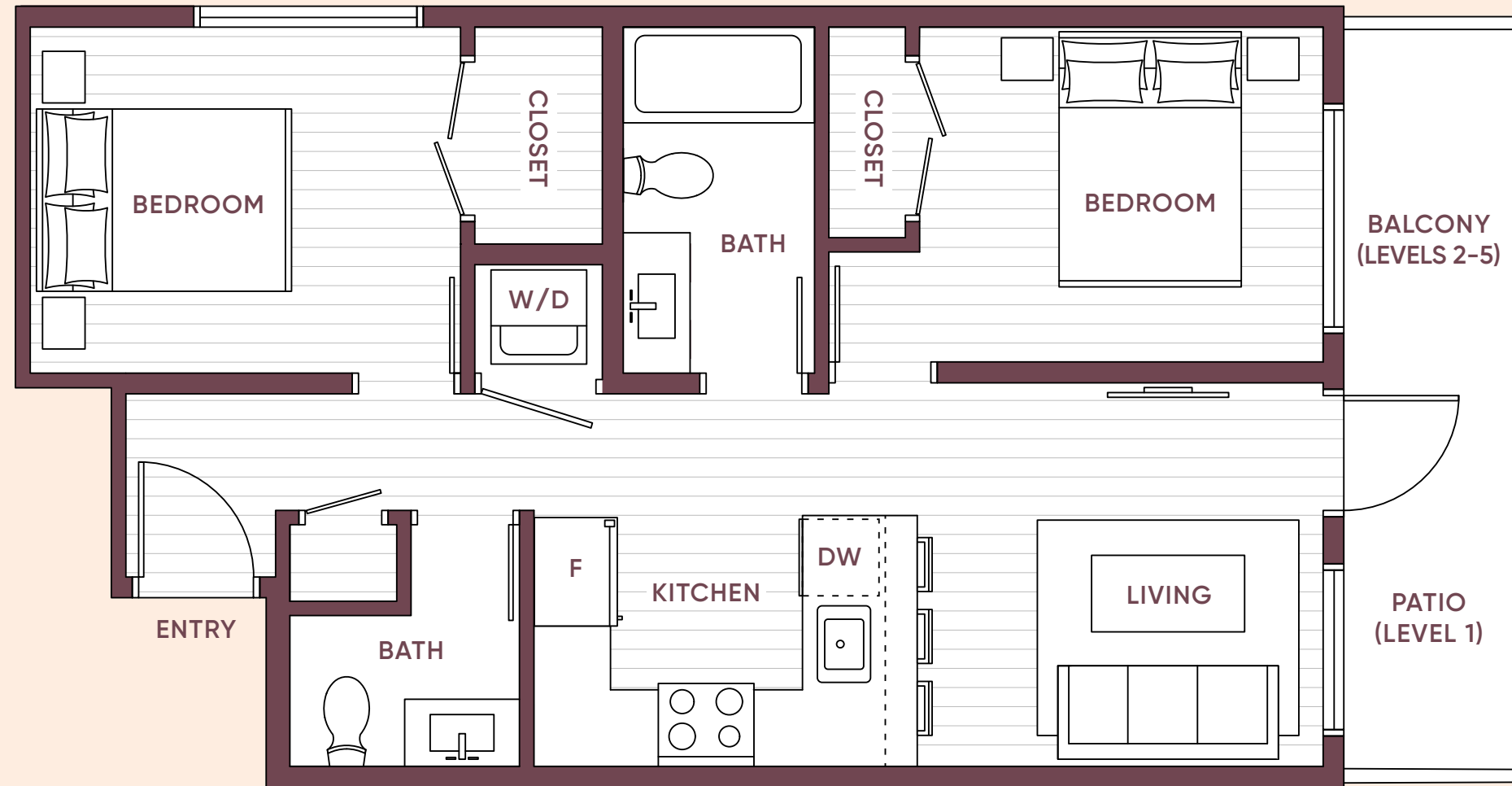


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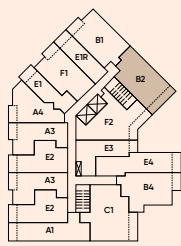
## 2 BED, 1.5 BATH

INTERIOR: 664-668 SQ FT | EXTERIOR: 86 SQ FT | TOTAL: 750-754 SQ FT

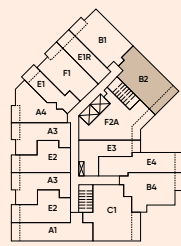
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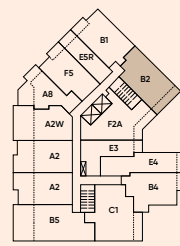
LEVEL 1



LEVEL 2



LEVELS 3-4



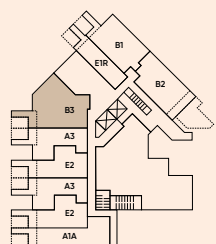
LEVEL 5

# B3

## JR 3 BED, 2 BATH

INTERIOR: 878 SQ FT | EXTERIOR: 87 SQ FT | TOTAL: 965 SQ FT

# Stowa



LEVEL 1

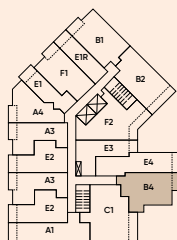


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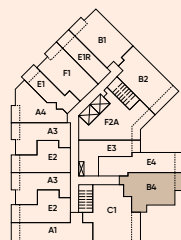
## 2 BED, 1 BATH

INTERIOR: 660 SQ FT | EXTERIOR: 50 SQ FT | TOTAL: 710 SQ FT

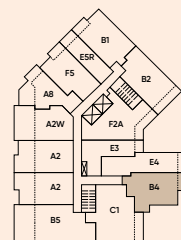
# Stowa



LEVEL 2



LEVELS 3-4



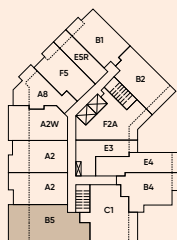
LEVEL 5

# B5

## 2 BED, 2 BATH

INTERIOR: 723 SQ FT | EXTERIOR: 280 SQ FT | TOTAL: 1,003 SQ FT

# Stowa



LEVEL 5

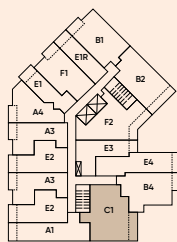


C1

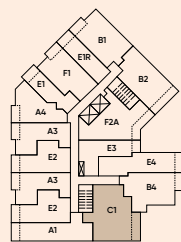
## JR 3 BED, 2 BATH

INTERIOR: 837 SQ FT | EXTERIOR: 82 SQ FT | TOTAL: 919 SQ FT

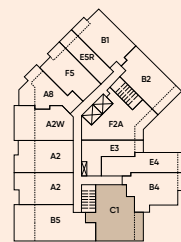
Stowa



LEVEL 2



LEVELS 3-4



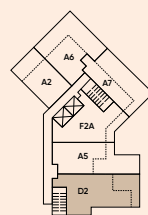
LEVEL 5

# D2

## 3 BED, 2 BATH

INTERIOR: 863 SQ FT | EXTERIOR: 209 SQ FT | TOTAL: 1,072 SQ FT

# Stowa



LEVEL 6

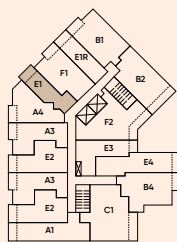
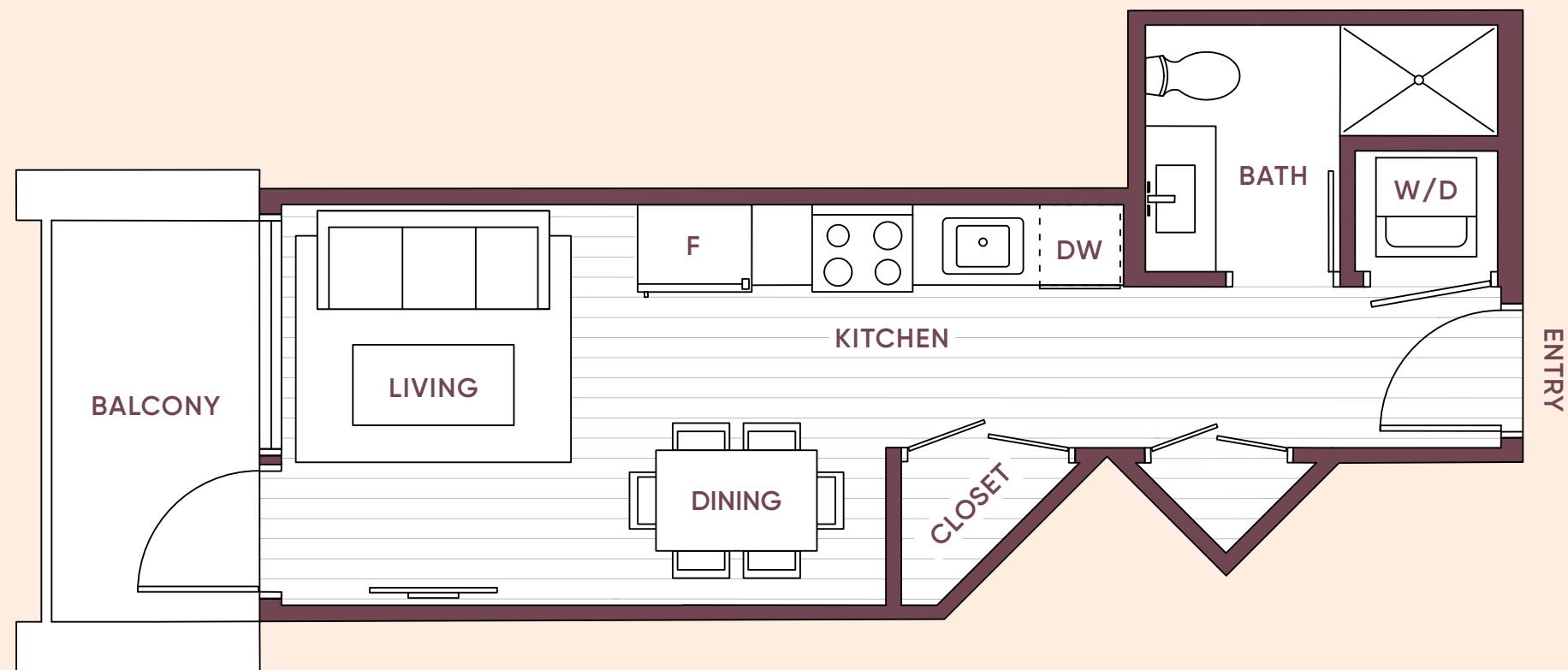


E1

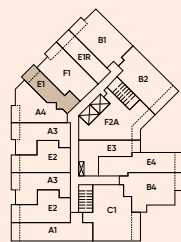
## STUDIO, 1 BATH

INTERIOR: 339 SQ FT | EXTERIOR: 50 SQ FT | TOTAL: 389 SQ FT

Stowa



LEVEL 2



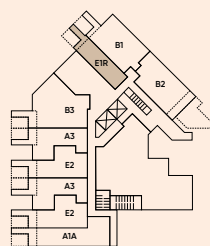
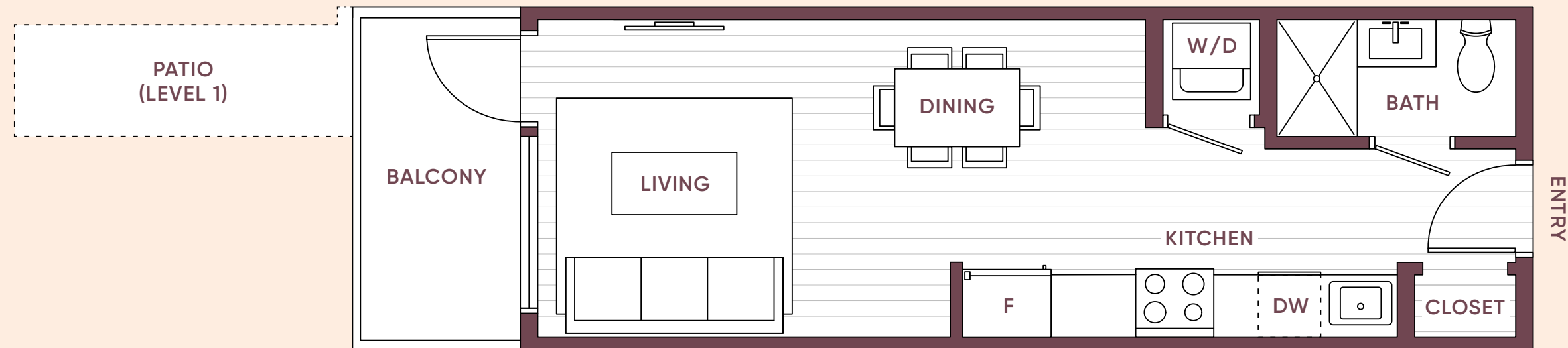
LEVELS 3-4

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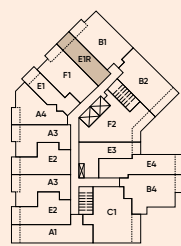
## STUDIO, 1 BATH

INTERIOR: 337-349 SQ FT | EXTERIOR: 54-86 SQ FT | TOTAL: 391-435 SQ FT

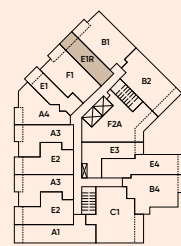
# Stowa



LEVEL 1



LEVEL 2



LEVELS 3-4

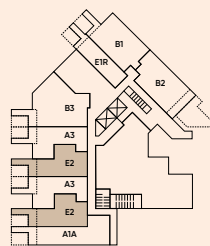
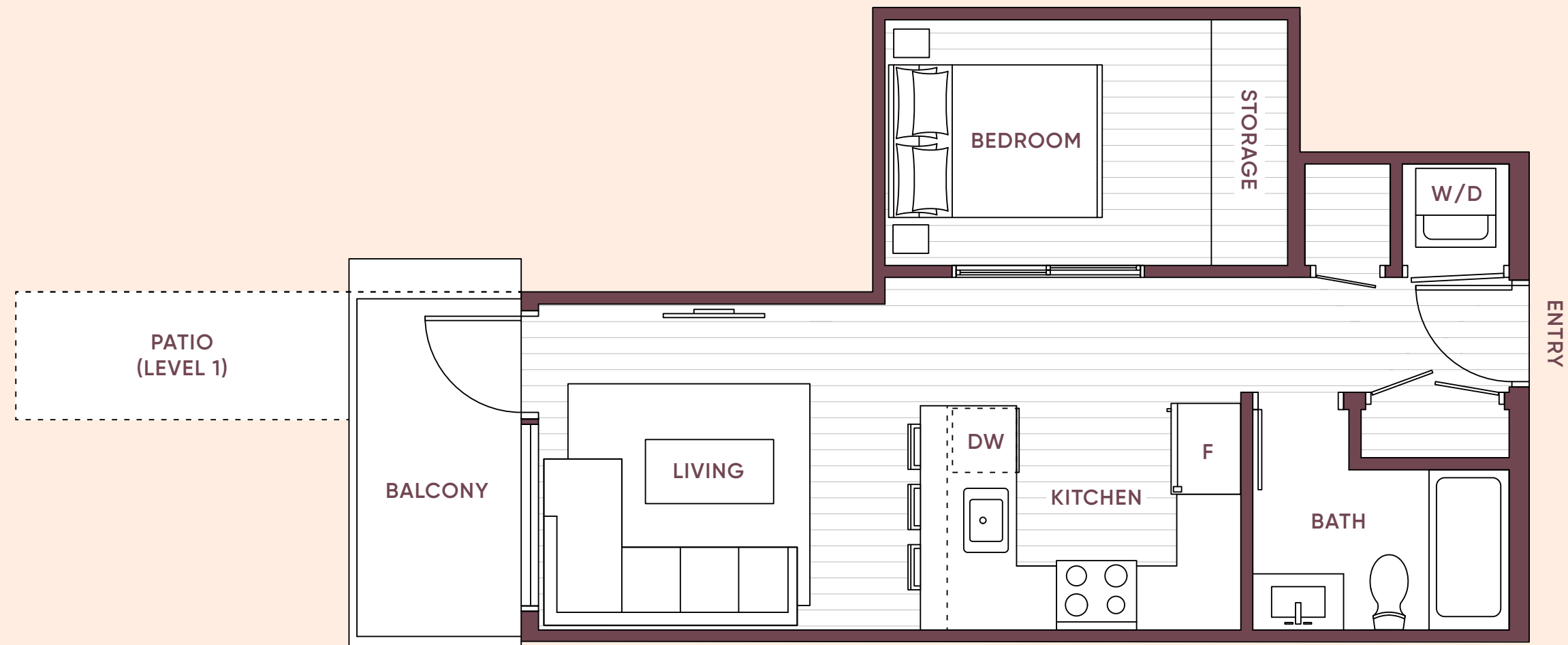


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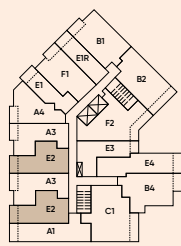
## JR 1 BED, 1 BATH

INTERIOR: 490-492 SQ FT | EXTERIOR: 50-87 SQ FT | TOTAL: 540-579 SQ FT

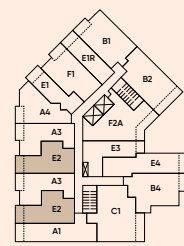
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LEVEL 1



LEVEL 2



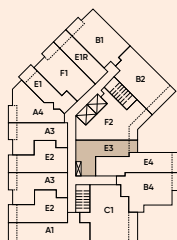
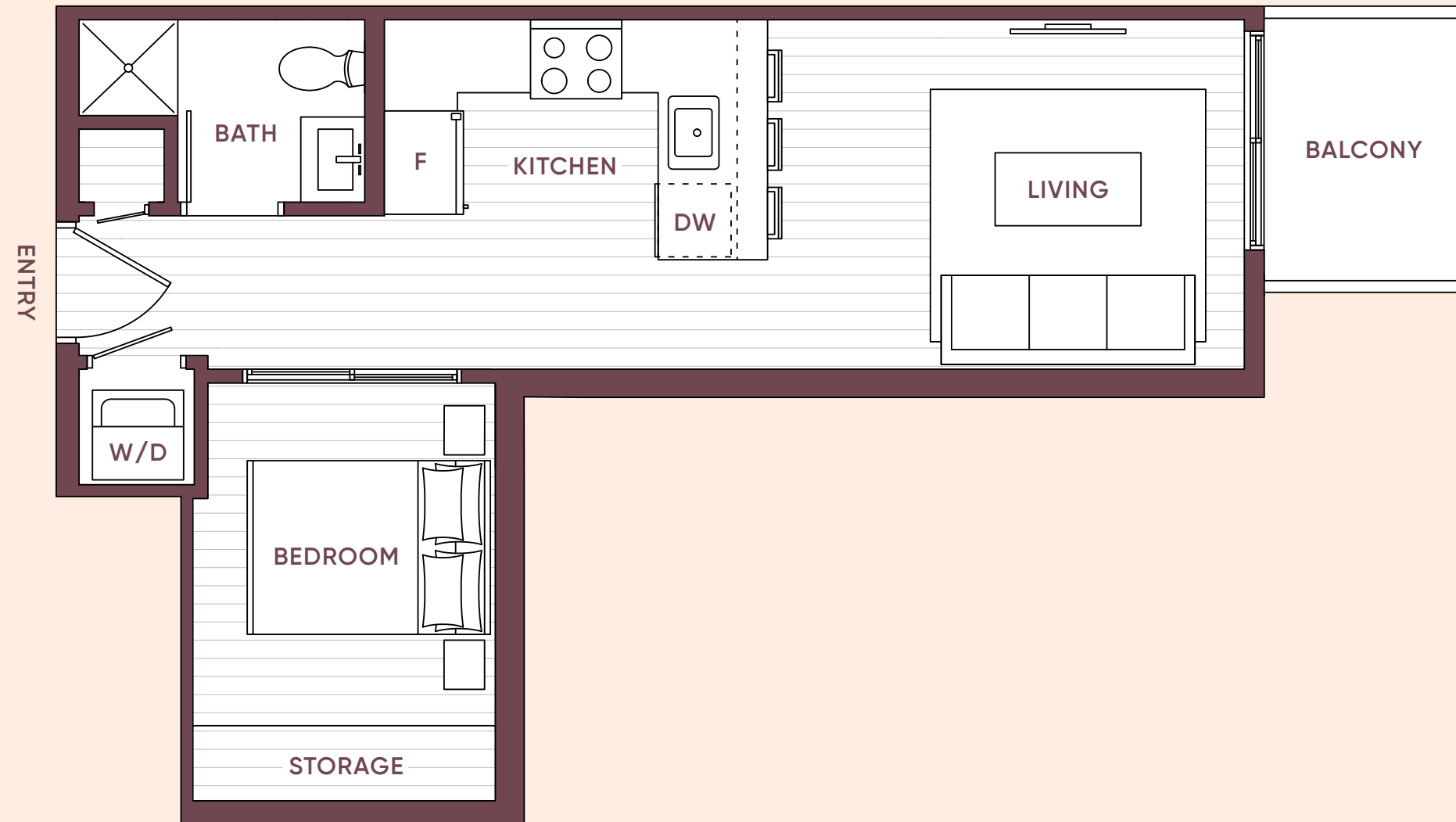
LEVELS 3-4

# E3

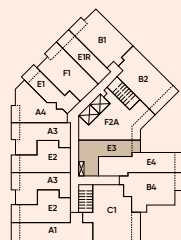
## JR 1 BED, 1 BATH

INTERIOR: 466 SQ FT | EXTERIOR: 40 SQ FT | TOTAL: 506 SQ FT

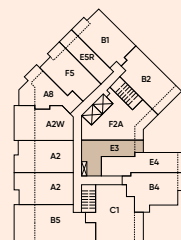
# Stowa



LEVEL 2



LEVELS 3-4



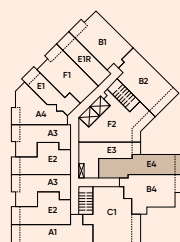
LEVEL 5

# E4

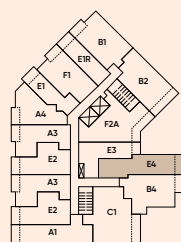
## JR 1 BED, 1 BATH

INTERIOR: 585 SQ FT | EXTERIOR: 58 SQ FT | TOTAL: 643 SQ FT

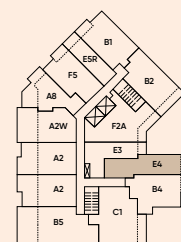
# Stowa



LEVEL 2



LEVELS 3-4



LEVEL 5

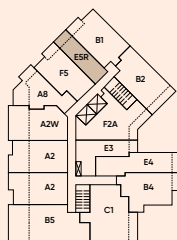
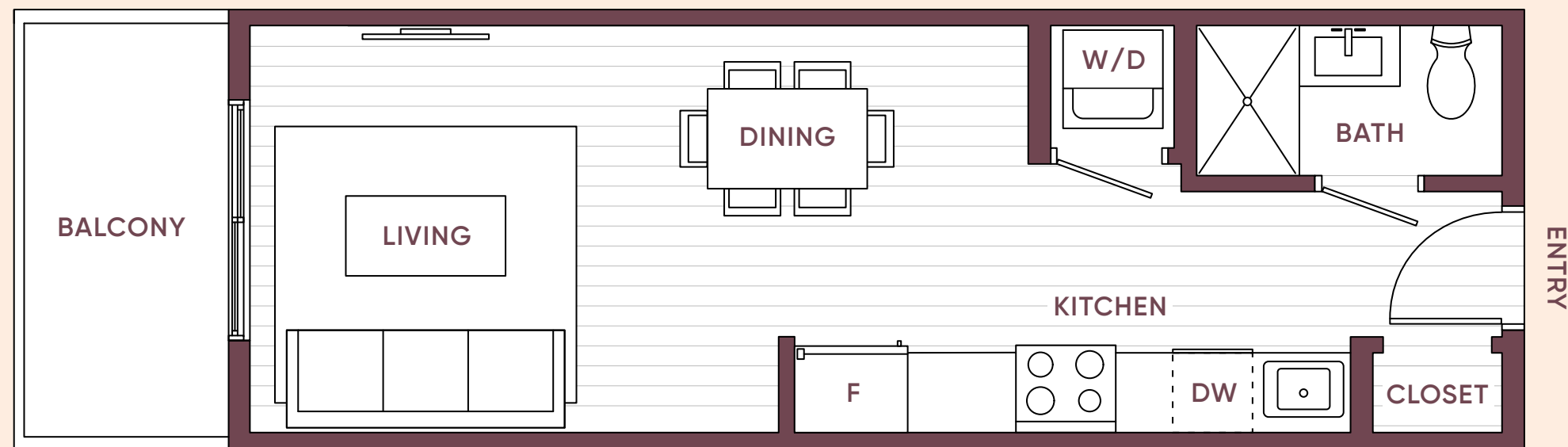


# E5R

## STUDIO, 1 BATH

INTERIOR: 333 SQ FT | EXTERIOR: 53 SQ FT | TOTAL: 386 SQ FT

# Stowa



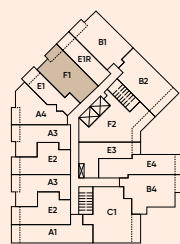
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F1

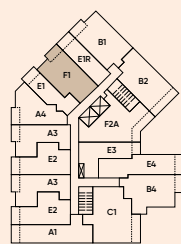
## JR 2 BED, 1 BATH

INTERIOR: 604 SQ FT | EXTERIOR: 50 SQ FT | TOTAL: 654 SQ FT

Stowa



LEVEL 2



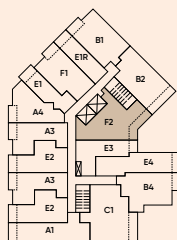
LEVELS 3-4

# F2

## 2 BED, 2 BATH

INTERIOR: 744 SQ FT | EXTERIOR: 97 SQ FT | TOTAL: 841 SQ FT

# Stowa



LEVEL 2

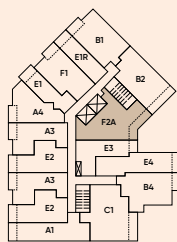


# F2A

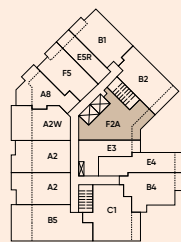
## 2 BED, 2 BATH

INTERIOR: 767 SQ FT | EXTERIOR: 100 SQ FT | TOTAL: 867 SQ FT

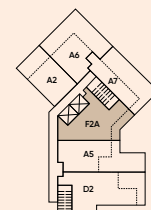
# Stowa



LEVELS 3-4



LEVEL 5



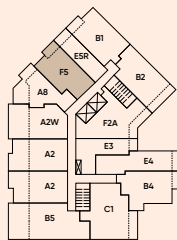
LEVEL 6

F5

## JR 2 BED, 1 BATH

INTERIOR: 603 SQ FT | EXTERIOR: 60 SQ FT | TOTAL: 663 SQ FT

Stowa



LEVEL 5



## DEVELOPER

Genaris Properties stands as a vertically integrated real estate developer, specializing in crafting landmark communities. Our mission revolves around constructing purposeful spaces that not only cater to the needs of the immediate community but also contribute positively to the broader surroundings.

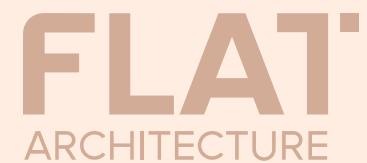
This commitment is deeply embedded in our unique integrated business model, enhancing our problem-solving capabilities and fostering innovation. From inception to completion, we are accountable and responsible, ensuring a seamless and transparent experience for our buyers. The focus on meticulous detail and stringent quality control at every construction stage forms the essence of the Genaris Difference, providing our buyers with the assurance and peace of mind that their home is in expert hands.

Briza  
by Genaris





# MEET THE TEAM



## ARCHITECT

Flat Architecture is a multi-disciplinary architectural firm that shares a deep commitment to responsive, meaningful and human-centered design interspersed with elements of playfulness. With over 100+ diverse, low to high-rise architecture projects over 7 years, they are driven by the core belief that through functional and playful design, spaces and communities can transform for the better.



## SALES & MARKETING

MLA Canada combines an unmatched level of professionalism, service, and innovation to deliver world-class real estate sales and marketing solutions. With more than 360+ projects and 28,000 homes sold over 30 years, MLA is passionate about creating meaningful tailored homebuyer experiences.

# STUDIO TO 3 BEDROOM HOMES

**LifeAtStowa.com**



The developer reserves the right to make changes, modifications or substitutes to the building design, specifications and floorplans should they be necessary.  
Renderings, views, and layouts are for illustration purposes only. This is not an offering for sale and such an offering can only be made after filing a disclosure statement. Sales powered by MLA Canada Realty. E.&O.E. Genaris Properties Inc. Genaris Properties Inc. (1323028 B.C. LTD.)