

FAQ

Address	Presentation Centre: 13586 98 Avenue, Surrey Site Address: 14683 104 Avenue, Surrey
Amenities	The Guilden Club offers a central courtyard with outdoor living spaces and an array of indoor amenities that include guest suites, coworking space, fitness studio, billiards room, modern lounge with a fully equipped kitchen, and an additional amenity room for community use
Appliances	Stainless steel Samsung appliance package including French door counter depth refrigerators with Wi-Fi capability (Studio homes differ), convection range with Wi-Fi capability, dishwasher with Wi-Fi capability, microwave, and front-loading washer and dryer
Assignment Fee	3% of the Purchase Price plus GST
Ceiling Height	9" throughout main living areas with vaulted ceilings in select top floor homes
Colour Scheme	City (Dark) & Park (Light)
Deposit Structure	10% Deposit total in the following installments: <ul style="list-style-type: none"> • \$5,000 due at the time of writing the offer • Increased to 10% of the total purchase price within the 7-day right of recession or upon subject removal • All deposits must be payable by certified cheque or bank draft only • Deposits to be made out to "Baker Newby LLP in Trust"
Estimated Completion	Approximately Fall 2026
Parking	1 parking stall included, Penthouse homes include 2
Rentals	Allowed
Strata Fees	Approximately \$0.48 per sqft managed by Rancho Property Management
Storage	1 storage locker included
Warranty Provider	Travelers

*In our continuing effort to improve and maintain the high standard of the Guilden development, the developer reserves the right to modify or change plans, specifications, features and prices without notice. Materials may be substituted with equivalent or better at the developer's sole discretion. All dimensions and sizes are approximate and are based on architectural measurements. As reverse, flipped, and/or mirrored plans occur throughout the development please see architectural plans for unit layout if material to your decision to purchase. Illustrations, renderings, vignettes, and marketing materials provided are an artist's concept and are intended as a general reference only, not to be relied upon as they are subject to change without prior notice. Please ask one of the helpful sales staff to reference the most recent set of architectural construction drawings for the most up to date dimensions, layouts, and other details. Please refer to disclosure statement for specific offering details. E. & O. E. Sales and Marketing provided by Fifth Avenue Real Estate Marketing Ltd. www.fifthave.ca 604-583-2212