

# VERVE

ISSUE 1 / SPRING 2012  
HOMES FOR DESIGN LOVERS

COMING SOON TO 13931 FRASER HWY  
A 6-Minute Walk to King George Station

A Cut Above The Rest  
**MORE FOR  
YOUR MONEY**

DREAMING OF SEXY, CITY STYLE?

**YOU GOT IT!**

1-BEDROOMS  
**FROM \$159,900**



BCCONDOS.NET



# LIVE LARGE FOR LESS

DISCOVER VERVE HOMES FOR DESIGN LOVERS



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1 bedrooms from \$159,900



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See the City's upcoming plans

# OWN

## FROM ONLY \$159,900

Sick of renting? We hear you. Verve is the perfect cure for those tenant blues. Starting at only \$159,900, monthly mortgage payments are as affordable as rent. It's time to be the boss of you. Be in walking distance of King George Station (6 minutes) and enjoy all of the perks of a brand new, well-designed home: 9' ceilings, city-style finishes (like quartz countertops), a stackable washer and dryer, caretaker, gym, guest suite, storage, parking, and lots, lots more. Verve is the best buy in Surrey – trust our word. Porte has been building solid homes for over 40 years.





# SEXY FINISHES

IT'S ALL INCLUDED



## 1 Contemporary Bathroom Fixtures

Square-edged sinks, a custom-designed vanity, porcelain tile floors, polished chrome faucets and dual flush toilets

## 2 Polished Quartz Countertops

Plus trendsetting cabinetry with high-gloss uppers and warm wood lowers, and soft-close drawers

## 3 Deep Soaker Tub

And oversized shower stalls with semi-frameless glass (2-bedroom homes)



## 4 Energy Star Stainless Steel Appliances

- Counter depth fridge with bottom freezer
- Ultra-quiet dishwasher
- Range with glass cook-top plus convection oven
- Over-the-range microwave
- Garburator

## 5 Stackable Washer and Dryer

Plus other conveniences like secure underground parking and private storage lockers

[SEE FEATURES LIST >](#)

In the continuing effort to improve our homes, the developer reserves the right to modify or change plans, specifications, finishes and features without notice. Renderings and photographs are suggestive of specifications and are not to be construed as final.



# FEATURES

## DESIGNED TO STAND THE TEST OF TIME

- Three contemporary, urban-style buildings designed by Studio One Architecture
- Stone-paved and patterned driveway, leading onto sophisticated, tree-lined interior streets
- Durable Ceraclad cement board siding with an integral rainscreen system
- Exterior brick accents and a defining colour palette for each building
- Pedestrian pathway connecting to parks and trails
- Spacious balconies and garden patios
- Secured underground parking, plus additional ground-level parking
- Private, secure storage lockers
- Central hot water

## BEAUTIFUL, QUALITY INTERIORS

- 9' ceilings with 11' ceilings on the top floor
- Choice of two colour schemes by award-winning BYU Interior Design
- Long-wearing laminate flooring throughout entry, living and dining rooms, den and kitchen
- Eco-friendly, stain resistant nylon carpet
- In-suite, front-loading stacking washer and dryer
- Energy Star, high performance windows
- Horizontal venetian blinds
- 4" baseboards throughout
- Polished chrome lever door handles
- Wired with Telus fiber optics

## CITY-STYLE KITCHENS

- Trendsetting cabinetry — high-gloss uppers and warm wood lowers, with soft-close cabinetry and pot drawers
- Each floorplan has unique features ranging from wine racks and pantries to built-in work stations
- Under cabinet valence lighting
- Polished quartz countertops
- Undermount, single-basin, rectangular stainless steel sink with pull-down spray faucet
- Energy Star stainless steel appliances featuring:
  - Samsung counter depth refrigerator with bottom freezer
  - Ultra-quiet dishwasher by Frigidaire
  - Frigidaire slide-in range with glass cook top and convection oven
  - Frigidaire over-the-range microwave with hood fan
  - 1/2 h.p. garburator

## DELUXE BATHROOMS

- Ensuites feature custom-designed vanities with polished quartz countertops, square, undermount sinks and vanity drawers
- Porcelain tile floors
- Sparkling polished chrome hardware
- Dual-flush toilets
- Oversized shower stalls with semi-frameless glass doors (most 2 bedroom homes)
- Square profile deep soaker tub
- Designer lighting
- Recessed lighting over tub or shower

## AMPLE AMENITIES

- Onsite manager
- Amenity spaces include:
  - Manager's suite
  - Furnished guest suite
  - Gym with cardio and weight equipment
  - Yoga studio
- Large, furnished meeting room
  - Casual, fireside lounge with flatscreen TV
  - Games rooms with pool table, games area kitchen/bar opening onto a private patio
  - Party room with full kitchen/bar and private patio
- Children's play area
- Protected, landscaped courtyards between buildings

## PEACE OF MIND

- Secured underground parking
- Key fob access
- Video enter phone
- Smoke alarms and fire sprinklers
- Traveler's 2-5-10 New Home Warranty



# DESIGNER SHOW HOMES

TAKE A TOUR, FALL IN LOVE



## VERVE: NOT JUST A PRETTY FACE.

Porte wants you to love your home for the way it looks, and how well it functions, too – each and every square foot is maximized for easy living. Verve's larger-than-average bathrooms have extra-wide vanity drawers, and bedroom closets run the full length of the wall. Even our smallest plan – the Junior 1 Bedroom – has a big kitchen island and frosted sliding doors. The kitchen is more than a collection of appliances, it's storage made in heaven, including a personal wine rack. Keeping the wine stocked ... that's up to you.

# HARDWORKING PLANS

GET MORE FOR YOUR MONEY AT VERVE

SEE ALL FLOORPLANS >

SEE SITE PLAN >



**A PLANS**  
1 BEDROOM, JUNIOR  
541 sq ft



**B PLANS**  
1 BEDROOM  
600 - 750 sq ft



**C PLANS**  
1 BEDROOM + DEN  
700 - 717 sq ft



**D PLANS**  
2 BEDROOMS  
825 - 986 sq ft



**E PLANS**  
2 BEDROOMS + DEN  
969 - 981 sq ft



**F PLANS**  
TOWNHOME (3 BEDS)  
1,337 - 1,397 sq ft



# CHOOSE YOUR HOME

## A PLANS

JR 1 BEDROOM

## B PLANS

1 BEDROOM

## C PLANS

1 BEDROOM + DEN

## D PLANS

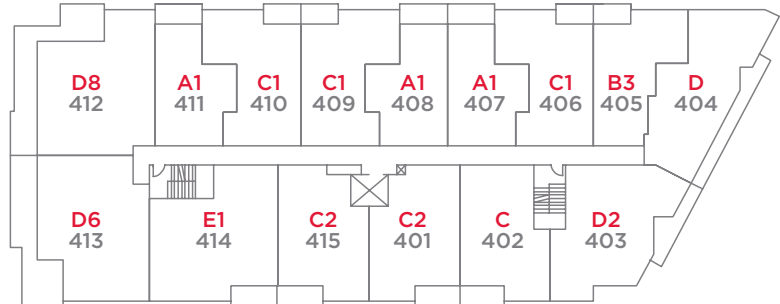
2 BEDROOM

## E PLANS

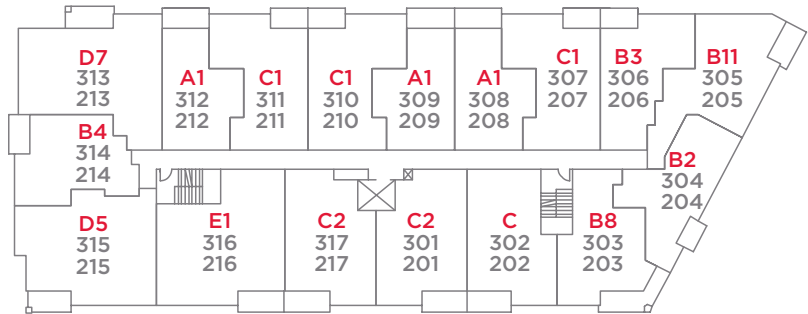
2 BEDROOM + DEN

## F PLANS

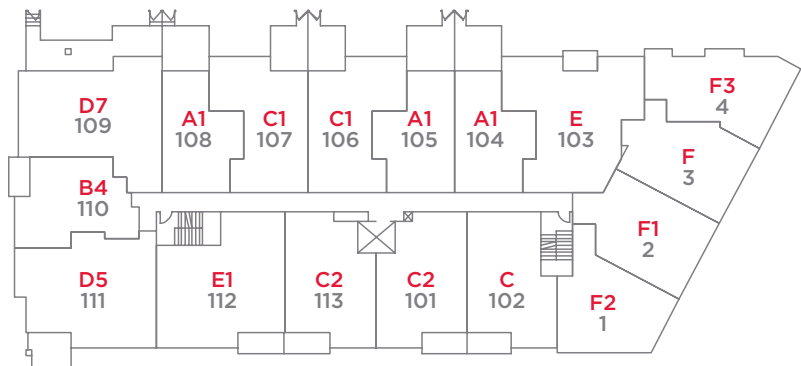
3 BEDROOM TOWNHOME



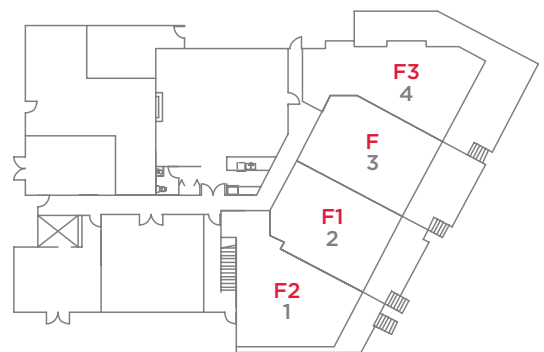
LEVEL 4



LEVEL 2 & 3



LEVEL 1



LEVEL G

FRASER HIGHWAY





# EVERYTHING IS HERE

AMENITIES IN 3 BUILDINGS 1 ALL-ACCESS RESIDENT PASS



1



3

## 1 CLUB RED

Who needs an all-inclusive holiday when you have access to a space like this? Club Red offers a pool table, darts, flatscreen TV, meeting room, lounge, and a kitchen/bar that opens onto a patio with a BBQ.



2

## 2 GUEST SUITE

Parents coming to visit? Dad snores? Save your sanity and book Verve's guest suite for the weekend. They'll have their own space so you don't have to clean yours.

## 3 VERVE FITNESS

Say 'goodbye' to monthly gym fees – yours is free. And it has a yoga studio (namaste). This building is also home to a party room with full kitchen and lounge with flatscreen.

# SURREY

INVEST NOW &  
FOR THE FUTURE

The development of City Centre over the next five years will transform the downtown core to create British Columbia's next great metropolitan centre. It will become the commercial, residential, entertainment, educational, civic and cultural heart of Surrey and the Fraser Valley.

# THE FUTURE LIVES HERE

SURREY IS CHANGING – SEE HOW



## New City Hall

Surrey's new 200,000 square foot City Hall will act as a catalyst to stimulate further private sector investment and job creation in the city, and will be easily accessible to residents and businesses.

## Community Plaza

City Centre will be anchored by a new community plaza that will connect with the existing Central City plaza and provide a large gathering place to host community festivals and outdoor events, accommodating up to 5,000 people.

## Performing Arts Centre

The City is building a new Performing Arts Centre with a 1,600 seat flexible theatre and a 250 seat studio theatre. It will transform the area into an energetic hub of entertainment and cultural activity.

## Green Network

The City is creating a green network, including nature trails, green streets and green corridors that will link City Centre neighbourhoods with other major parks, open spaces, and pathway networks. The network will also connect Holland Park to the new Community Plaza.





# A LOCATION YOU'LL LOVE

SELECT A CATEGORY >

PARKS, REC AND SERVICES

TRANSPORTATION

SCHOOLS

COMING SOON







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COMING SOON



# SERIOUS ABOUT REAL ESTATE

CRAFTING COMMUNITIES FROM THE GROUND UP



GINGER, VANCOUVER



LIFT, BURNABY



MINT, SOUTH SURREY

SINCE 1968, Porte has been serious about real estate – all kinds. We develop, build and manage it, using the Porte Promises as our guide. For us, it is a labour of love that carries a great amount of responsibility.

With this in mind, an integral part of our business is our philanthropic work; long after foundations are poured, we continue to give back to the communities we create.

It is a great privilege to craft communities from the ground up, and it is with this knowledge that we make sure no detail is overlooked. As part of our Porte Promises, “if we haven’t delivered to our exacting standards, we go back and ‘get it right’”.





# GRAND OPENING JUNE 23

JUNE 11, 2012

## CATEGORIES

VERVE

## BY DATE

JUNE 2012



On June 23rd we are opening our doors to the public. If you like what you see (above), phone now to get a [PRIVATE APPOINTMENT](#), before the crowds arrive.

A lucky few have had a sneak peek at our two display suites and the response is exactly what we expected – people love the size of the homes and the quality of the finishes. Overheard: “These homes feel so big!”, “Great use of space.” and, “I wouldn’t change a thing.” But don’t take our word for it, see Verve in person. [REGISTER](#) or call Ashley and Sandy at 604.588.3783.

# SALES START IN JUNE

REGISTER TO GET IN EARLY



## VERVE SALES CENTRE

10119 Whalley Boulevard, Surrey BC  
604.58.VERVE / 604.588.3783

[verve@porte.ca](mailto:verve@porte.ca)

Open daily noon to 5:00 pm  
(Closed Friday)

## VERVE SITE

13931 Fraser Highway, Surrey BC

*Move in Spring 2014*







# VERVE: SIMPLY THE MOST FOR YOUR MONEY

**S**tudies show that real estate close to transit is worth more and holds its value better than that further from a Skytrain or Canada Line.

So consider Verve: a six-minute stroll from the King George Station in Surrey where prices start at \$154,900 and buyers can own for the same cost as renting.

Buyers truly get the most for their money at Verve, a stylish and spacious new condominium community in the centre of Surrey. Verve is close to Green Timbers Park & Holland Park - yet just 35 minutes from downtown Vancouver and two minutes from downtown Surrey.

Verve is more than a great location, visit the two showhomes and see for yourself this weekend.

These are larger-than-normal condominiums, ranging in size from 541 - square feet to 1,397 square feet. The one bedroom and dens have spacious kitchens with built-in wine racks and a den big enough for a day bed and a desk.

Designed by BYU, all Verve homes feature contemporary urban design. Think stainless steel, Energy Star appliances, quartz countertops, soft close cabinets, hardwood laminate flooring, built-in wine racks and glass sliding doors. All homes are wired for high-speed Telus fibre optics. In-suite laundry is standard, as are 9" high ceilings (on the top floor), a choice of two colour schemes,

ample closet space.

Verve delivers on the amenities too, which include a furnished guest suite, onsite caretaker, fitness centre with the latest equipment, and even a yoga studio. Club red is designed to entertain & impress your friends - a fireside lounge with flat screen TV and pool table. In addition a party room with a full kitchen/bar opens onto a private patio - a great place to meet all the other savvy buyers.

All Verve homes ensure personal security with secure underground parking, secure storage lockers and fob-key security access.

Verve is built by Porte Development, recognized as one of the Lower Mainland's premier builders since 1968. Porte's quality construction is backed by the Traveller's comprehensive, 2-5-10 -year new home warranty.

With today's low mortgage rates and the affordable prices at Verve there is no reason why you can't get into the market. One-bedroom homes will cost you about \$750 a month - less than rent. Whether you are looking for an investment opportunity or your first home Verve is the right choice. Verve's value is simply outstanding.

Verve's Grand Opening is being held this Saturday, June 23 at 12 noon with two fully furnished showhomes, at 10119 Whalley Boulevard



**“Sales begin this Saturday with grand opening incentives of up to \$5,000 off and a low deposit of 10%. Verve's presentation centre is located at 10119 Whalley Boulevard. For more details, phone 604.588.3783 or visit [norte.ca/verve](http://norte.ca/verve).”**

B C C O N D O S . N E T



# Verve 13931 Fraser Hwy. Surrey a 3 phase 198 residence project by Port Development

Units in first building of the three-phase Surrey development scheduled to be occupied in 2014

**Chantal Eustace**

Sun

*Saturday, September, 22, 2012*



The project's first phase comprises 66 homes in a four-storey building.  
Photograph by: Wayne Leidenfrost, PNG, Special To The Sun



## VERVE

Address: 13931 Fraser Hwy, Surrey

Project size: 3-phase development with 198 homes: Phase 1: 4-storey building with 66 homes (62 condos and 4 townhomes); Phase 2: 4-storey building with 63 condos; Phase 3: 4-storey building with 69 condos

Residence size: Phase 1: 62 apartments, from 541 sq. ft - 986 sq. ft; townhomes from 1,337 sq. ft - 1,397 sq. ft.

Prices: Start at \$164,900

Developer: Porte Development

Marketing: Porte Development (in-house)

Architect: Studio One Architecture

Interior design: BYU Design

Sales centre: 10119 Whalley Blvd., Surrey

Hours: noon - 5 p.m., Sat - Thurs

Website: [www.porte.ca/verve](http://www.porte.ca/verve)

Telephone: 604-58-VERVE (604-588-3783)

Email: [verve@porte.com](mailto:verve@porte.com)

Occupancy: Summer 2014

On sale: Now

First-time homebuyer Lauren Heinen says she found what she was looking for at the new Verve development in Surrey.

"It's all of it combined," says Heinen of Verve's appeal.

The 24-year-old nurse says she liked the contemporary-looking building's location on Fraser Highway, as well as its overall look and design.

"The units are really bright and spacious," she says of the two bedroom, second floor apartment she purchased.

"And it's a good area," she says. "Close to my work."

It's an area that's set to shift and grow a great deal over the



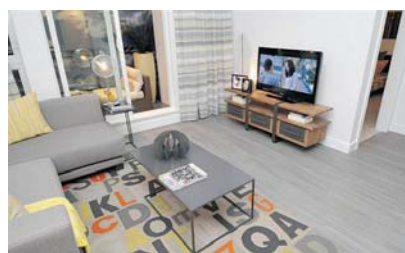
Photograph by: Wayne Leidenfrost, PNG, Special To The Sun



This show suite at the Verve development in Surrey features an open kitchen and a sliding frosted glass door that leads to the bedroom. Photograph by: Wayne Leidenfrost, PNG, Special To The Sun



The bedroom of the 'C1' unit at Verve features plenty of closet space and mirrored closet doors. Photograph by: Wayne Leidenfrost, PNG, Special To The Sun



The living room of the home, which has nine-foot-high ceilings and laminate



next few years, points out Ashley Judd, sales director for Verve.

Judd stands inside the Porte Development presentation centre for Verve, located on Whalley Boulevard.

A map on the wall points out some of the planned growth for Surrey: a new 200,000 square-foot city hall, a new community plaza in the city centre, a new performing arts centre with a 1,600-seat flexible theatre; and the city's planned green network, with nature trails and green corridors, including a connection between Holland Park and the community plaza.

"I think what's driving people to the area is that Surrey is such a new, emerging community," Judd says.

"It's getting a huge facelift." This is also highlighted in Verve's sales kit.

"The development of Surrey's core over the next five years will transform the downtown to create British Columbia's next great metropolitan centre," it says.

"It will become the commercial, residential, entertainment, educational, civic and cultural heart of the Fraser Valley."

And Verve buyers won't just have access to Surrey's nearby shops and amenities, Judd says. The development is close to transit links like the King George SkyTrain Station, handy for people who work in downtown Vancouver or beyond.

"It's a convenient location," says Judd.

The development will eventually include 198 homes. These will be divided into three buildings, completed over three phases.

Buyers will have access to an on-site amenities space, as well, she says; it includes a gym, yoga studio and large furnished meeting room.

Designed by Studio One Architecture, Verve features an urban look with clean lines, finished with durable cement board siding and brick accents.

"It's very clean and modern," Judd says.

The first Verve building - currently on sale, with occupancy set for summer 2014 - will combine 62 apartments and four townhomes, ranging from 541 square feet to 1,397 square feet.

Homes start at \$164,900. "We're seeing a lot of first-time buyers," says Judd, adding many are coming from cities like Burnaby and Vancouver where homes are more expensive.

"We are offering more for your money," she says.

"It's great for people to be able to get into the market."

flooring. Photograph by: Wayne Leidenfrost, PNG, Special To The Sun



Kitchen layouts will vary, depending on the model purchased, but all come with polished quartz countertops and stainless steel appliances. Another view of the kitchen, bottom left, looking from the bedroom, shows the single undermount sink. Photograph by:

Wayne Leidenfrost, PNG, Special To The Sun

The sales kit sums this up nicely. "Sick of renting? We hear you," it says. "Verve is the perfect cure for those tenant blues."

Home shoppers can walk through two different floor plans at the sales centre, one about 700 square feet home and another about 540 square feet.

Homes feature nine-foot ceilings and laminate flooring in the entry, living and dining rooms. Bedrooms feature stain-resistant, eco-friendly nylon carpeting.

Kitchen layouts vary, depending on the home, but come with polished quartz countertops and undermount, single-basin sinks in stainless steel. Some floor plans have wine racks or built-in work stations.

Every home comes stocked with Energy Star stainless appliances, including a Samsung refrigerator and a Frigidaire dishwasher, microwave oven, slide-in range with a glass cook-top and convection oven.

Bathrooms echo the bright and clean feel of the kitchen, with custom-designed vanities topped in polished quartz, and porcelain tile flooring.

"People can't believe what they're getting for their money," says Judd, standing inside the smaller display unit's kitchen area.

She slides open a frosted glass panel door, separating the bedroom from the main living area and kitchen.

"The homes are so well designed," says Judd, smiling. "People definitely appreciate the contemporary feel of the homes."

New buyer Heinen says she is looking forward to moving into her new home at Verve, ready for occupancy in the summer of 2014.

"It's really nice," says Heinen, adding: "It's very exciting."

The Verve groundbreaking ceremony takes place Saturday Sept. 29 from 10: 15 a.m. to 11 a.m. at 13931 Fraser Hwy., Surrey.

Opening incentives include a reduced deposit structure: a 10-per-cent deposit is required, with an option for a five-per-cent deposit for first-time buyers with a CMHC approval letter. Other incentives for the groundbreaking will include an incentive of prices, including net GST. (The sales team can provide details.)

Copyright (c) The Vancouver Sun



## This Surrey condo development has Verve



All three Verve low-rises boast contemporary urban design with Ceraclad exterior, brick accents and a defining colour palette for each building. Residents can enjoy the outdoors with spacious balconies or patios on every home or take a stroll along the pedestrian pathway connecting trails and parks. (PHOTO SUBMITTED)

By SARAH ROWLAND

By now, most of us know that Surrey City Centre is the hotspot for urban development. And while plenty of potential homeowners are eager to get in on the ground floor, not all of them relish the idea of living right smack dab in the middle of the next great downtown core. That's what makes Verve low-rises such a great alternative to the ultra-modern, city central towers that are currently underway.

This three-phase condo development, which will eventually boast a total of 198 homes, is just a stone's throw away from the epicentre of Surrey's up-and-coming mega metro. But, at the same time, Verve is just far enough away from all the action that it offers some respite from big-city living.



It's less than a 10-minute walk to Surrey's downtown core and a short six-minute walk to the King George SkyTrain station. And if it's some green space you're in the mood for, right behind Verve is a pedestrian pass that leads to trails and parks.

The price is right too. Starting at just \$154,900, Verve homes are one of the best deals in town. And for that, homebuyers get top-of-the-line finishes, including stackable washer and dryers, deep soaker tubs and Energy Star stainless steel appliances.

In terms of amenities, there's an all-access lounge that includes a full kitchen/bar, flat-screen TV and pool table. And for those who want to practice their downward-facing dog, right beside the fitness centre, there's a yoga studio.

One of the more interesting bonus features is the guest home. For a small fee, residents can book the spare suite for their out-of-town visitors. So if you've got a monster-in-law that's planning to stay a while, just think how nice it will be to stick her in a separate residence at the end of the day.

Location: Surrey City Centre

Number of Units: 66 homes in the first of three phases

Starting Price: \$154,900

Types of Suites: One bedroom, one bedroom & den, two bedroom and two bedroom & den condos as well as three bedroom townhomes

Square Footage Range: 542 for junior one bedrooms up to 1,397 for townhomes

Breaking Ground: This fall

Ready for Occupancy: Spring 2014

Amenity Highlights: Fitness & yoga studio, lounge with game room and full kitchen as well as a guest suite

Interior Features: Quartz countertops, stainless steel appliances and 9-ft. ceilings with 11-ft. ceilings on all top floor units

Sale Info: Verve hits the market this weekend. Sales centre at 10119 Whalley Blvd. has two full display suites and is open every day (except Fridays) noon to 5 p.m. For more info, call 604-588-3783



From \$159,900! Affordable Surrey VERVE Condos by  
Porte Development Now Launching! Surrey City  
Centre Real Estate Investment Opportunity with  
the VERVE Fitness Gym & Club Red



## The VERVE Condos in Surrey

Porte Developments is launching another new Surrey condo project called the VERVE Condos. Situated at King George Boulevard and Fraser Highway, the new VERVE Condos in Surrey will feature only 197 city savvy condos affordably priced from just \$150' s. As a starter home or Surrey condo investment, the VERVE Surrey condominiums will have it all, true value, large open spaces and great style. The presales centre is opening June 2012. Get more for your money as well as great value at The VERVE Surrey condos by Porte (one of our favourite developers because of their





unrivalled customer service and high-end offerings at affordable price points)! Starting from just \$159,900, the new Surrey condos will be cheaper than renting in many cases and you can enjoy an enviable location just steps away from the King George Station (six minutes exactly). Not only is the location close to transit routes and everything you want in a community, but the pre-construction Surrey VERVE condos by Porte Development will also offer some of the best interior finishes in town. These features include such things as nine foot lofty ceilings, city style finishes like quartz stone counters as well as in suite laundry that comes complete with stacked washer and dryer. On site, the VERVE Surrey condos for sale will also come with underground parking, storage lockers, a guest suite for out of towners as well as a fitness centre and caretaker. With a trusted builder in Porte Development who have over 40 years of experience in building high quality communities in the Lower Mainland, the new Surrey VERVE Condos are certainly a hot commodity in today's market and at today's low mortgage rates. You can visit <http://porte.ca/verve/> for more information today as well as to pre-register your interest for the June launch. COMING SOON to 13913 Fraser Highway Surrey > Walking distance to King George Station > A cut above the rest so you get 'More for your Money!'. Introducing the Verve Surrey condos for sale > dreaming of sexy, city style? YOU GOT IT! 1 bedrooms from just \$159,900 and brought to you by leading developer, Porte Developments.



## Great Website! Sexy Finishes at the new Surrey VERVE Condos > It's All Included!

At this incredible price, homebuyers would usually expect a lot of optional upgrades. However, this is NOT the case at the new Surrey VERVE condos by Porte Development. All of the following interior finishes and features are INCLUDED with your purchase, which is really unheard of in the Surrey real estate market. Obviously, some things are subject to change but for the most part, the developer will replace whatever has change to something of equivalent or better quality. Firstly, all of the pre-construction Surrey VERVE condos will come with stackable washer and dryer plus secured underground parking and private storage lockers. The gourmet kitchens will have a stainless steel Energy Star rated appliance set that includes a garburator (in sink disposal as some may call them) as well as an over the range microwave, range with glass cook top plus convection oven, ultra quiet dishwasher and a counter depth fridge with bottom freezer. Also included as a standard finishing at the VERVE Surrey condo project are deep soaker tubs in the master bathrooms where you will also find extra spacious shower stalls with semi-frameless glass in all 2 bedroom condominium residences. The kitchens will also have polished quartz counters (our favourite) plus trend setting cabinets with high-gloss uppers and warm wood lowers as well as soft closing drawers so there's no banging noises coming from the kitchens! The sexy finishes at the pre-construction Surrey VERVE condos continues in the bathrooms where you will find contemporary fixtures, square edge sinks, custom designed vanities, porcelain tiled flooring, polished chrome faucets and dual flush water conserving toilets in all bathrooms.







Just 6 minutes away from King George SkyTrain Station and 2 minutes from Surrey Central, the VERVE Surrey condos are ideally situated for any homebuyer looking for great value in a central locale. Also, downtown Vancouver is just 35 minutes away via SkyTrain. The new Holland Park neighbourhood is walkable and you will also be within walking distance to local shopping and dining options. The VERVE Surrey condos provides an excellent choice for homebuyers looking for an affordable home ownership solution starting from the \$700' s per month, which is equal or less than current rent in the area. Completion at the new Surrey VERVE condos are scheduled for 2014 as well, allowing you to save up for a bigger down payment. The Surrey City Central neighbourhood is booming right now and with new infrastructure investment, community amenities and headquarters for everything from the RCMP to hospitals and from mass transit to retail space, the new VERVE Surrey City Centre condos simply give you more for your money. One bedrooms (junior) start from just \$154,900 and that includes a kitchen pantry space, built in work station, ample closet storage space in the bedroom area and even a stacked washer and dryer in suite. Also, the interior designer for the Porte VERVE condos in Surrey is award winning BYU Interior design which has incorporated things like laminate floors, quartz countertops, stainless steel appliance set and soft closing cabinets to the standard finishes.



## Amenities in 3 Buildings at VERVE Condos in Surrey > 1 All Access Resident Pass

One resident pass gets you into all the amenities you could dream of, right here at the VERVE Condos in Surrey real estate market. Firstly, there is the amazing Club Red at VERVE Surrey which is an all inclusive clubhouse lounge that comes with a meeting room, flatscreen television, darts, pool table, kitchen/bar area and a large patio with a BBQ. In addition, the pre-construction Surrey VERVE Condos by Porte Development will also come with a fully furnished and professionally designed guest suite. The VERVE Fitness gym will feature a yoga studio too.



### The Surrey City Centre Location

As with any new home purchase, homebuyers seek great value in an area with capital appreciation. Surrey City Centre is definitely the place to be, with the most investment capital poured into this neighbourhood more than any other community in the Lower Mainland. Right in the VERVE Surrey condo neighbourhood is the next great metropolitan with a great mix of new commercial, residential, entertainment, educational, civic and cultural





amenities and facilities. From the new Surrey City Hall to the City Centre Community Plaza and from the Surrey Performing Arts Centre to the Green Network, the new pre-construction Surrey VERVE condos are ideally situated so that you can experience it all within walking distance!



Since 1968 Porte Development has been building sustainable, innovative and affordable Lower Mainland communities that have been custom crafted with homebuyers in mind. Some of the previous and current Porte communities include GINGER in Chinatown Vancouver, LIFT at UniverCity Burnaby and Mint in South Surrey just to name a few. Pre-Sales for the VERVE Surrey condos are starting in June 2012 and you can pre-register online today or you can visit the Sales Centre (off-site but very close) at 13931 Fraser Highway, Surrey BC.

A June 2012 is in the works for the new Surrey Verve Condos by Porte Development which will feature 197 residences that are affordably priced from just \$159,900 and will feature all the sexy, city urban style finishings you dream of for your new home. A starter home or a great investment, the new Surrey Verve Condos are ideally situated close to the





Surrey Memorial Hospital, the new RCMP Headquarters, and Surrey City Central Mall. As well if you require the SkyTrain, the Verve Surrey condos are short walk away from King George Station.

## VERVE Surrey: More for Your Money.

The Surrey VERVE Condos, Porte' s newest condominium development is coming soon to Surrey City Centre. Invest now in what is slated to be the next biggest Metropolitan area in BC. Get more for your money @ Verve Surrey City Centre condos! A Location that can' t be beat. 13931 Fraser Highway - a 6 minute walk from King George Skytrain Station & all of the amenities that Surrey City Centre has to offer. Floorplans that live large. Homes at Verve range in size from 550 - 1397 square feet and offer everything from one to two + den condos and three bedroom townhomes. Contemporary finishes at Verve Surrey City Centre condos. Designed by award winning BYU Design homes at Verve feature quartz counters, stainless steel appliances, built-in workstations and wine racks and soft close cabinetry. Verve condo prices start at an affordable \$154,900. That' s right, you can own for less than rent! Quality Guaranteed. Since 1968 Porte has been serious about real estate - all kinds. We develop, build and manage it using the Porte Promises as our guide. For us it is a labour of love that carries a great amount of responsibility. To learn more about what we do visit [porte.ca](http://porte.ca). Verve is opening for sales June 23rd. Now previewing.

### Get in early and save!

- > Up to \$5,000\* off or two years strata fees on us!
- > Get in with a low deposit of 10%

*\*Does not include junior 1 bedroom homes. \$3,000 off 1 & 1+dens, \$4,000 off 2 bedrooms and \$5,000 off 2+den and three bedrooms. Promotions subject to change without notice.*

