





Nestled next to 24 contemporary homes, this 680 sf corner retail strata unit welcomes your creativity.



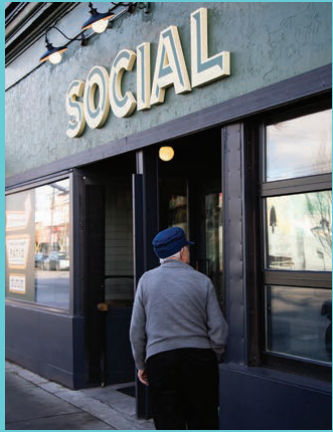
Built with the future of our environment in mind, the Passive House homes and retail unit of Lakewood have been designed to be more than simply a home for today, but a home for generations.



## Located just 3 blocks from The Drive

The homes of Lakewood are connected to a community that is loved for its diversity and unpretentious authenticity. Locally owned shops and restaurants together with its inclusive spirit give the neighbourhood a village feel, creating a way of life that is unique in every sense.





The perfect place for families to call home, the neighbourhood filled with elementary and secondary schools, private and independent schools - and the area's transit options makes getting to post-secondary institutions like Langara College, Vancouver Community College, and UBC easy.



Close to the energy of downtown, the trendy style of Mt. Pleasant, and the tranquility of Trout Lake, Lakewood gives you endless ways to enjoy some of the city's best cultural and recreational hot spots.



# Neighbourhood Map

## RESTAURANTS

- 1 Absinthe Bistro
- 2 Bandidas Taqueria
- 3 Belgian Fries
- 4 BierCraft Tap and Tapas
- 5 Bombay Kitchen and Bar
- 6 Downlow Chicken Shack
- 7 Ginger Sushi
- 8 Harambe Ethiopian
- 9 Havana
- 10 Jamjar Canteen
- 11 Kishimoto Japanese Restaurant
- 12 Kulinarya Filipino Eatery
- 13 La Mezcaleria
- 14 Lunch Lady
- 15 Marcello Ristorante & Pizzeria
- 16 Pepino's Spaghetti House
- 17 Red Burrito
- 18 Sopra Sotto Pizzeria
- 19 Sula Indian Restaurant
- 20 The Cannibal Café
- 21 The Red Wagon
- 22 Via Tevere Pizzeria
- 23 Yolks
- 24 Kin Kao

## CAFES

- 1 Moja Coffee
- 2 Turks Coffee Bar
- 3 LIVIA Forno e Vino
- 4 Elephant Garden Creamery
- 5 Dolce Amore
- 6 Oh Sweet Day! Bake Shop
- 7 Cafe Calabria
- 8 JJ Bean Coffee Roasters
- 9 Prado Cafe
- 10 Spade Coffee & Spirits

## SCHOOLS

- 1 Lord Nelson Elementary School
- 2 Templeton Secondary
- 3 Laura Secord Elementary School
- 4 Vancouver Technical Secondary
- 5 Stratford Hall IB World School
- 6 St Francis Assisi Elementary
- 7 Our Lady of Sorrows School
- 8 Notre Dame Regional Secondary School

## INDEPENDENT STORES


- 1 La Grotta Del Formaggio
- 2 Fratelli Authentic Italian
- 3 Baking JN & Z Deli
- 4 Figaro's Garden
- 5 The Daily Catch
- 6 Pasture To Plate
- 7 Choices Market
- 8 Bosa Foods
- 9 Mintage
- 10 Attic Treasures
- 11 Mediterranean Specialty Foods
- 12 Paranada
- 13 Exposure Homes
- 14 T&T Supermarket
- 15 City Avenue Market

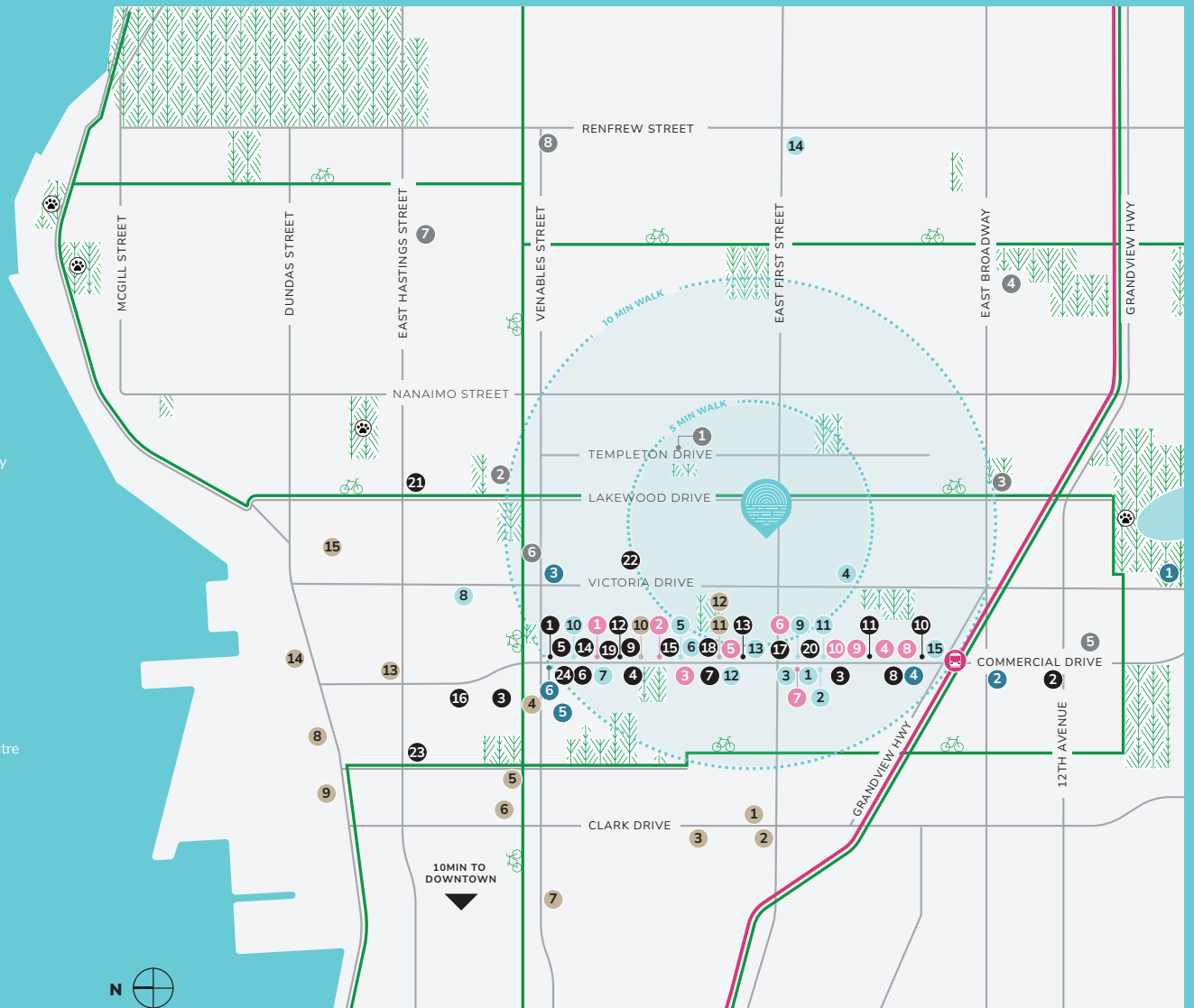
## BREWERIES / BARS

- 1 Terminal City Brewing
- 2 MOD Beverage Inc.
- 3 Strange Fellows Brewing
- 4 East Van Brewing Company
- 5 Bomber Brewing
- 6 Off The Rail Brewing
- 7 Luppolo Brewing Co.
- 8 Andina Brewing Company
- 9 Powell Brewery
- 10 Fets Whisky Kitchen
- 11 Bar Corso
- 12 BC Liquor Store
- 13 Resurrection Spirits
- 14 Odd Society Spirits
- 15 Parallel 49 Brewing

## AMENITIES

- 1 Trout Lake Community Centre
- 2 Rio Theatre
- 3 The Cultch
- 4 Grandview Lanes
- 5 Britannia Rink
- 6 Slice Of Life Gallery & Gift Shop

-  BICYCLE ROUTE
-  EXPO LINE





2095  
East  
1st  
Avenue

PID	032-451-440
PRICE	\$799,000
SPECS	Concrete floors
	High Ceilings
	Triple glazed windows
	HVAC units
	Built to passive house code
	Over 350 sf of outdoor patio area



Inside and out,  
Lakewood is a  
welcoming community  
in every way

# Site Plan

## GROUND FLOOR



EAST 1ST AVENUE

## SECOND FLOOR



EAST 1ST AVENUE



The developer reserves the right to modify the information contained herein without notice. Prices, availability, renderings, views, building design, specifications, floor plans, finishes and sizes are subject to change and may not be accurate. This is not an offering for sale and such an offering can only be made after filing a disclosure statement. E&OE.



**DG** DIMEX  
G R O U P

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AVISON  
YOUNG

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