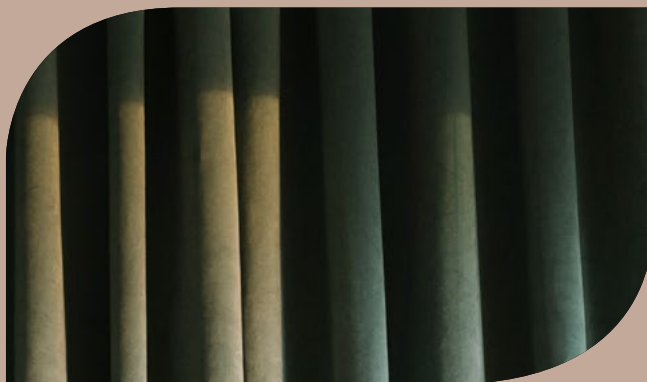


Encore!

Fraser Mills



THE
PERFORMANCE
CONTINUES
AT FRASER MILLS

THE BACKDROP TO A SPECTACULAR LIFE

EXPERIENCE ENCORE

Rising as the awaited next step within the new urban centre of Fraser Mills, Encore joins the community's inaugural tower, Debut, to move collectively forward with the vision of idyllic riverfront living. Placed to take in views of the Fraser River, Encore's 306 residences of one-, two-, and three-bedroom homes over 32 storeys add to the skyline of Coquitlam's first and only waterfront community.

With architectural channels that run down the length of the building for dimension and flow, the building's design alludes to the area's industrial roots and bright future. Encore spotlights a new life at Fraser Mills, bringing more energy to the natural beauty.





DISCOVER THE
NEXT CHAPTER





Get more done in the coworking lounge's three distinct zones, acoustically separated to foster various levels of both focus and collaboration.



Comfortable and design-forward seating in the lobby makes an excellent first impression for residents and guests.

RELAXATION WITH RECREATION

Encore's amenities present a blend of leisure and activity throughout the tower. Opportunities for socialization and connection or retreat and relaxation are spread throughout almost 27,000 square feet of amenity facilities. Indoor and outdoor spaces offer stunning views of the tower's surroundings, an offering completed by touches like a hotel-style guest suite, a trellised outdoor lounge, and a karaoke room.

A HARMONIOUS BALANCE

A zen-like lobby makes a lasting impression with millwork pieces, a stepping-stone pathway and modern rock gardens. The coworking lounge has a water station, private office pods and a meeting room for focus, banquet space for casual work, and a more collaborative section that includes a TV. A dedicated parcel and mail area and food delivery drop-off zone add convenience.



WELLNESS WITHIN REACH

Accessible from indoors and outdoors, Encore's fully-equipped fitness centre is for health enthusiasts. Steps from the elevator and from the outdoor podium are cardio machines and a selection of free weights. With a clear view of an outdoor adventure play area, parents are able to find time for the gym while watching over their children's outdoor fun.

AMENITIES THAT CREATE CONNECTION

ENTERTAIN WITH EASE

Encore's entertainment amenities are a haven for hosts, featuring a well-equipped catering kitchen to welcome intimate events and large gatherings. The lounge area, complete with comfortable seating, a foosball table, a large screen TV, and a separate karaoke room, invites gatherings in a vibrant, community-centric space.

SOCIAL AND SERENE

Encore's sprawling outdoor space extends over its podium. The outdoor kitchen's fireside lounge, BBQs and harvest table provide the settings for socialization. A ping pong table and open grass area bring play forward. The communal herb garden, walking path, and grove of broadleaf trees create meditative moments amid nature.



Revisit the joy of hosting with the entertainment lounge's catering kitchen. Meals, games and conversations are shared over the large dining table.



A unique karaoke room is set off the lounge, ready to entertain parties of all ages. With a large screen TV and ample seating, sub the karaoke tracks for your favourite movie.



VIBRANT HOMES
AND ENRICHING
SPACES



FUNCTION MEETS STYLE

SPACIOUS SERENITY

Encore reimagines living space with well-lit, comfortable homes, where an abundance of natural light and high ceilings create a sense of calm throughout. Easy flow from sleek indoors to expansive outdoors gives a sense of welcoming openness. Bright, gourmet kitchens accentuate the harmonious blend of comfort and utility.

LIFE IN COLOUR

Homes bring a choice of three colour palettes: Mill with its bold, modern tones, River projecting warmth and sophistication, and the Grove palette, rich, inviting and exclusive to Encore. The building is designed to Energy Step Code 3, embodying a commitment to sustainability and exceptional living standards. Clean materials and lines create a natural, elevated feel.

Using patterns and materials found in nature, the River palette holds the smooth look of limestone and light wood flooring paired with bright, clean whites and greys.

In the Grove palette, sleek laminate cupboards and open display shelving complement and highlight the soft, textural backsplash below.





Rich and inviting, the Grove palette uses dark, robust browns and deep greys with matte black fixtures for a distinctly inviting environment.



The bold, stylish Mill palette features a black and grey terrazzo patterned backsplash.

PURPOSEFUL DESIGN

Encore's kitchens are a symphony of style and functionality, featuring quartz countertops, porcelain tile backsplashes, and under cabinet lighting. High-performance appliances, paired with stainless steel undermount sinks and Grohe pull-down faucets, enhance the culinary experience. Bright, airy spaces with durable, laminate-finished cabinetry make for efficient kitchens.

PRACTICALLY CRAFTED

Home layouts are masterfully crafted in-house at Beedie by experts focusing on the full use of available space. Collaborating closely with architects and interior designers, the homes optimize every inch, incorporating features like concealed recycling centres, full size appliances, and Lazy Susan storage for L-shaped kitchens. Practicality and smart space design balance charm and usefulness.

ENHANCED OUTDOORS

Each Encore home hosts a generous balcony, creating a seamless indoor-outdoor flow that extends the living space. These expansive terraces offer beautiful views, framed by clean lines and glass partitions. The building's exterior, adorned with channels cascading down the facade, is reminiscent of logs moving through water, adding depth and a tactile sense of history.

EXPANDING HORIZONS

Set close to the Fraser River, Encore is home to breathtaking views. To the south, gaze over the water and beyond across the Fraser Valley, while the northern views showcase Coquitlam through to the North Shore mountains. When day transitions to night, these panoramic scenes hold the lights of the surrounding cities.



Vistas display the majestic Fraser River, mountains, and horizon, while closer views hold the lively energy of Fraser Mills.



Small rituals give way to special moments enjoyed in the luxury and comfort of home.



A CUT ABOVE

Inspired by the sophistication of the classic New York City brownstone, Encore townhouses use dark metal, glazing and brick for two-toned exterior architecture. Dynamic and design-forward, each three-bedroom townhouse exudes an urban charm. Their multi-storey layout ensures generous space and plenty of sunlight in modern, ample rooms.

DUAL TOWNHOUSES

Two perfectly balanced townhouse options make up the base of Encore. One offers convenient access from the tree-lined streetscape. The second can be entered from the tower's outdoor podium green space and is topped with a distinct, versatile jewel box room perched alongside a spacious terrace.

An impressive podium façade stands as the base to the sleek dimension of paired architectural channels that flow up to the penthouses of Encore.

Fraser Mills

A Place For Life To Thrive



An all-encompassing
destination for the
Lower Mainland.

Coquitlam's First And Only Waterfront Community



A community with unlimited possibilities, inviting in a new generation of residents, businesses and visionaries.

Positioned on the bank of the Fraser River, Fraser Mills is a landmark new chapter for the city of Coquitlam. A complete community providing all opportunities to live, work and explore, Fraser Mills breathes new life into 96 acres of waterfront space. Soon to be a bustling destination for the entire Fraser Region, the community welcomes every stage

of life into vibrant homes, workplaces and public spaces in a new urban centre at the water's edge. A true return to the river, Fraser Mills will reshape the waterfront into a defining cornerstone for the region. Encore offers one of the first opportunities to be a resident in this brand new community.

A self-sufficient neighbourhood with a rich mix of spaces make this a hub for those who seek a harmonious work-life balance.



Expansive shared outdoor spaces include lively urban plazas and green parkways.





Meet friends and family courtside after a game on the tennis courts or enjoy a run along the Historic Como Creek Greenway.

Commute easily with increased rapid access to the entire Lower Mainland or move through the area via extensive bike trails.



Fraser Mills brings unrestricted access to Coquitlam's waterfront and more than 16 acres of recreation, parks and trails.

Fraser Mills is designed as a complete and connected community, one that lets you choose how you want to live. Intentionally optimized to fully embrace life on the river's banks, this neighbourhood is filled with gathering places, green spaces and endless choices for work and play.

The community will combine modern conveniences, shopping and dining, while over 16 acres of outdoor space will host recreational amenities and seasonal activities. Connectivity is key with multi-modal transit options and walking trails, while a growing business sector provides ample job opportunities. A wide range of home offerings will cater to all lifestyles and life stages.



Building bright futures with family-friendly amenities, endless recreation, and future childcare and schooling options.

Recreational facilities will give ample opportunities to play in the form of sport courts, playgrounds, a water park, and more. A keystone of the community is a new 50,000 square foot state-of-the-art aquatic centre.

On-site childcare, estimated to have 400 total spaces available at completion, along with an elementary school are planned for the neighbourhood. A community centre and the range of green spaces bring additional opportunities for extracurricular learning and sport.



A new aquatic centre with cutting-edge design and facilities will serve greater Fraser Mills.

BUILDING LEGACY AND IGNITING A REVIVAL

One of British Columbia's most respected companies, Beedie takes a holistic approach to building accessible and dynamic communities throughout Metro Vancouver with 70 years of experience in residential, industrial and mixed-use projects. A family-owned business, Beedie was built on a foundation of intelligent design, thoughtful details, and craftsmanship.

Beedie/

Beedie Construction builds thriving communities, commercial and industrial properties to the highest standard of quality. The Beedie Construction team merges efficient design and craftsmanship to deliver the best in function and design to homeowners.

Beedie/CONSTRUCTION

CHIL Interior Design is the hospitality studio of B+H, a global leader in interior design, architecture, and planning & landscape. Originally founded in 1974, CHIL leverages global resources to produce designs that are guided by the clients' vision and goals. By applying a boutique approach to all work, this translates unique brand stories into unforgettable spaces.

CHIL
INTERIOR DESIGN

Now the largest private industrial land owner, developer and property manager in Metro Vancouver, Beedie stands true to these principles today. Fraser Mills will be entirely developed by Beedie, creating a new, activated community built with the spirit of the working river it runs alongside.

GBL Architects Inc. is a cohesive and progressive Vancouver based firm of 70 architects, project managers and technicians providing a full range of architectural services to the private and public sector. The firm has built its reputation on high quality design, tight project management, technical proficiency, financial responsibility and keen administrative skills.

gbl
ARCHITECTS

P+A is a versatile landscape architecture and site-planning firm offering a wide variety of design services. Its range of experience, gained over 35 years of consulting, includes the full spectrum of landscape architecture from site design to urban design and the planning of new communities.

P+A
Landscape Architecture
Site Planning

Encore!

EncoreAtFraserMills.com 604.312.4216

Beedie/Living

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