



PERLA

1, 2 & 3 BEDROOM STYLISH HOMES BY POLYGON®
IN THE HEART OF BURNABY'S METROTOWN

SUTTON GROUP
Management

PARKSIDE
LIVING
+
CITY
CULTURE

Sutton
SUTTON GROUP
Managers

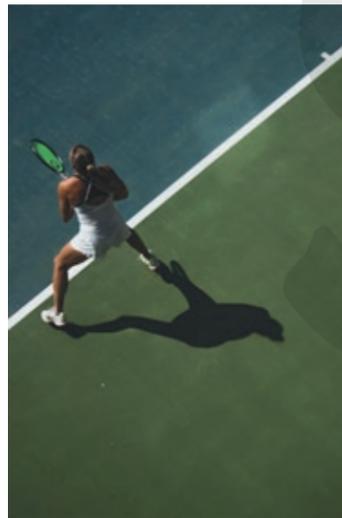
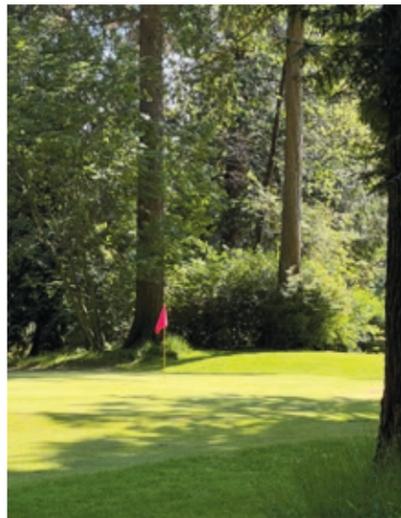


ARTIST'S RENDERING ONLY



A 220-ACRE FRONT YARD FOR YOU TO ENJOY

STEPS AWAY FROM PERLA, CENTRAL PARK OFFERS YEAR-ROUND BEAUTY AND LIVELY SPACES FOR FUN EVENTS.



SWANGARD STADIUM

Soccer, rugby and football fields meet a premier track-and-field facility.

OUTDOOR POOL

Practice your backstroke or simply catch some rays.

OUTDOOR SPORTS

A volleyball court, baseball field, 18-hole pitch & putt golf course, 12 tennis courts and more — all surrounded by mighty evergreen trees.



12-STATION FITNESS CIRCUIT

Discover outdoor equipment designed to improve strength, balance, flexibility and cardio.

SAY HELLO TO BC'S LARGEST SHOPPING COMPLEX

AN INEXHAUSTIBLE ASSORTMENT OF BRAND-NAME STORES, DINING AND ENTERTAINMENT OPTIONS ARE AVAILABLE, JUST DOWN A TREE-LINED BOULEVARD.

DESIGNER LABELS

Over 330 shops across three storeys make Metropolis at Metrotown the destination for all weekend shopping sprees.

AWARD-WINNING CAFÉS

Find your new favourite latte flavours and friendly baristas at 10 coffee shops within a 10-minute walk.

LIMITLESS DINING

Extraordinary restaurants from all over the world make their way to Metrotown. Taste the globe without leaving your neighbourhood.

UNPARALLELED CONNECTIVITY

A major bus loop, easy traffic artery access and the SkyTrain network's Patterson Station are all right around the corner.





YOUR NEIGHBOURHOOD

PARK TRANQUILITY + URBAN ENERGY

Minoas Greek Taverna

TO VANCOUVER

TO BCIT & HWY 1

Shell Gas Station

South Burnaby Lawn Bowls Club

Baseball Diamond

Pizza Hut

Tairyou Ichiba
Bubble World

Shoppers Drug Mart
Save-On-Foods



Picnic



Trattoria

Soft Peaks Ice Cream



Swangard Stadium

Variety Park Playground

Fitness Circuit

THE CRYSTAL MALL

Retail, restaurants, cafés and convenience

Restaurants, cafés and convenience

CENTRAL PARK

PATTERSON STATION



Outdoor Pool

Playground

Upper Pond

Picnic

Lower Pond

Playground

Tennis Courts

Tennis Courts

Burnaby Civic Square & Park

JJ Bean Coffee Roasters

Cactus Club Cafe

Earls Kitchen + Bar

Starbucks

Real Canadian Superstore

CIBC

BMO

Starbucks

L'OTUS Cake Boutique

Mon Paris Patisserie

Fondway Cafe

METROPOLIS AT METROTOWN

With over 330 shops and services, Metropolis at Metrotown is the biggest and best destination in the province of British Columbia for every sense of style—and lifestyle.

T&T Supermarket

Bonsor Recreation Complex

Central Park Pitch & Putt Golf Course

METROTOWN STATION



IMPERIAL ST.

TO RICHMOND

Trafalgar Food Market & Flowers

La Forêt

SUTTON GROUP
Management

BOUNDARY RD.

NELSON AVE.

SOPHISTICATED ELEGANCE

Vancouver's award-winning firm dys architecture artistically envisioned the 39-storey tower to complement the Metrotown skyline.

The contemporary architecture of Perla is distinguished by its dramatic sweeping balcony forms, alluding to the excitement of a curtain reveal in a theatre.



ALL-STAR AMENITIES + FIVE-STAR GRANDEUR

The long list of amenities at Perla offers a luxurious work-life balance. Your lifestyle is anchored by an invigorating spa and fitness centre on the ground level and is buoyed by a stylish sky lounge at the tower's crown. Seek out serenity, endorphins, inspiration, solitude or social connection. Whatever your mood, you will find a space that enlivens or nurtures it.



ARTIST'S RENDERING ONLY





THE SKY LOUNGE

Breathtaking city and mountain views form the stunning backdrop to a stylish rooftop lounge, where you can socialize indoors or out.



ROOFTOP PERLA DOMES

Whether it's a crisp autumn day or a clear spring evening, gather in one of these spectacular domes to enjoy panoramic views of the surroundings.

OVER 20,000 SQ. FT.
OF HOTEL-INSPIRED AMENITIES,
JUST AN ELEVATOR RIDE AWAY.

FITNESS STUDIO

Feel the rush of endorphins during an invigorating workout in the fitness studio — ideal for individual workouts or group sessions.



DINING ROOM + CATERING KITCHEN

Celebrate with loved ones over a delicious feast in an elegant dining room. There is also a fully equipped catering kitchen just steps away.



JACUZZI AND SPA PATIO

Enjoy the therapeutic benefits of water in a generous jacuzzi, or simply relax on the Zen-inspired spa patio.

SOCIAL ROOM

Challenge your friends to a game of billiards or watch a celebrated event on a large-screen TV in this sophisticated setting.



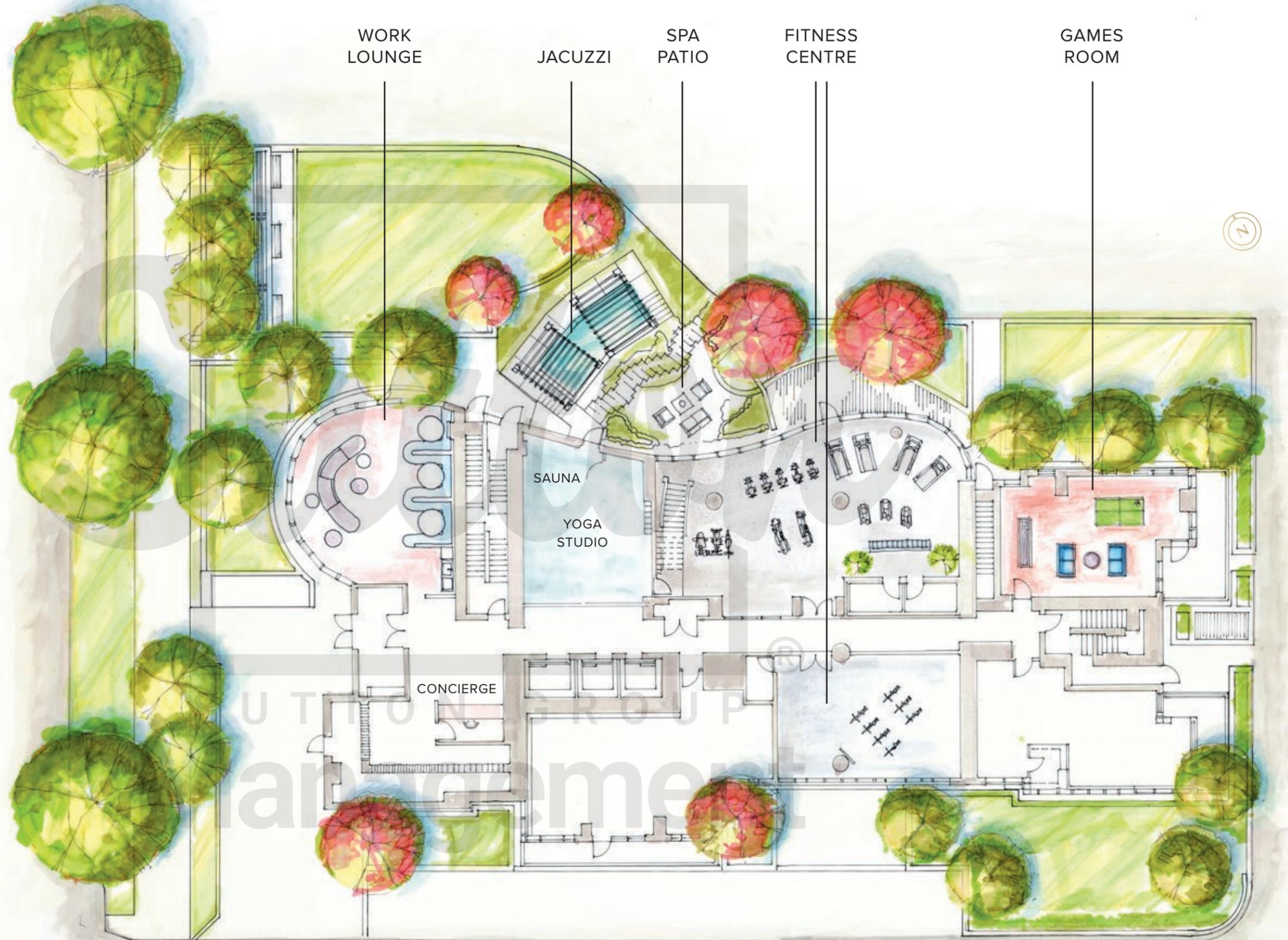
WORK LOUNGE

Focus on your work projects or school studies in a lounge designed for inspired collaboration and quiet productivity.





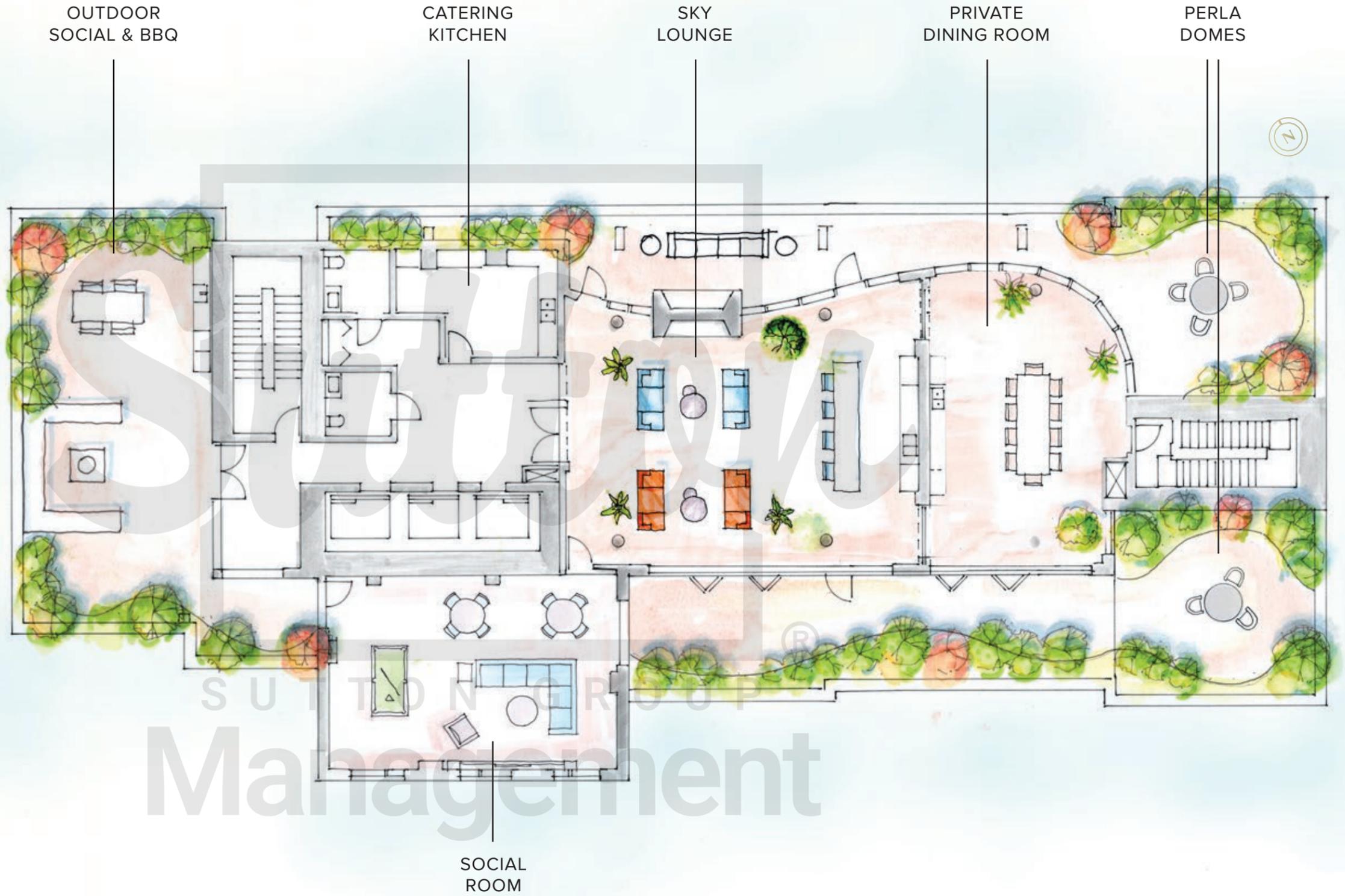
LEVEL 01 FITNESS CENTRE & SPA



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LEVEL 39
PERLA
SKY LOUNGE





FLOORPLANS & FEATURES

SUTTON GROUP[®]

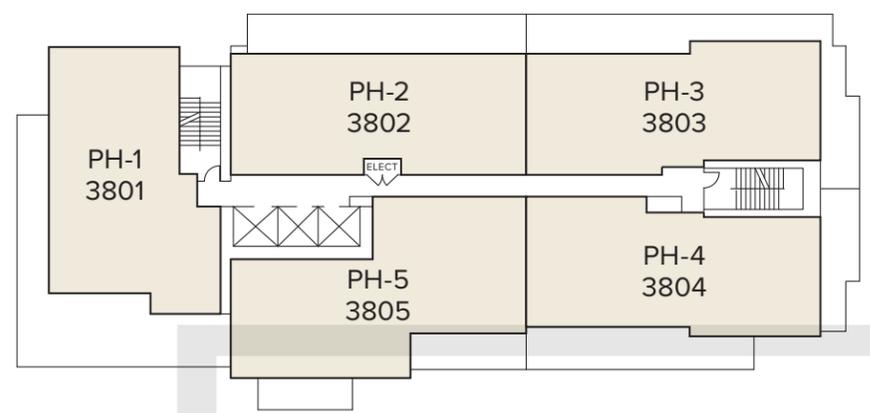
Management

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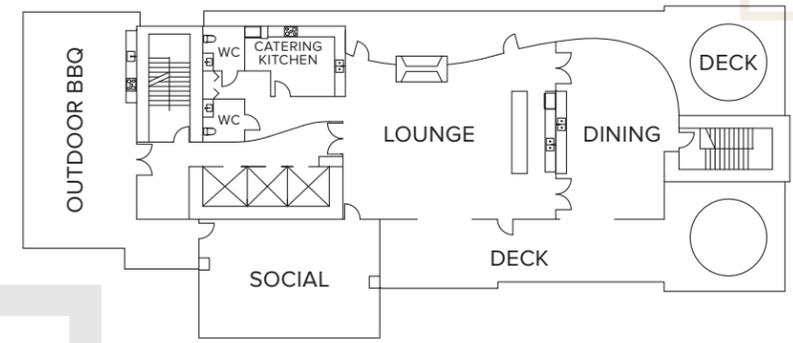


BUILDING PLAN

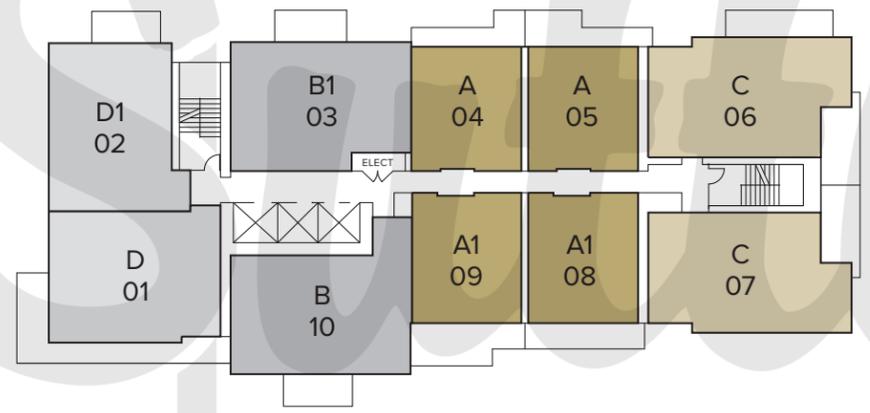
- A SERIES**
 1 BED, 1 BATH &
 JUNIOR 2 BED, 2 BATH
APPROXIMATELY 536 – 773 SQ. FT.
- B SERIES**
 2 BED, 2 BATH
APPROXIMATELY 827 – 875 SQ. FT.
- C SERIES**
 CORNER JUNIOR 3 BED, 2 BATH
APPROXIMATELY 851 – 864 SQ. FT.
- D SERIES**
 CORNER 2 BED, 2 BATH
APPROXIMATELY 802 – 850 SQ. FT.
- E SERIES**
 3 BED, 2 BATH
APPROXIMATELY 1,030 – 1,130 SQ. FT.
- PENTHOUSE SERIES**
 3 BED, 2.5 BATH
APPROXIMATELY 1,317 – 1,497 SQ. FT.



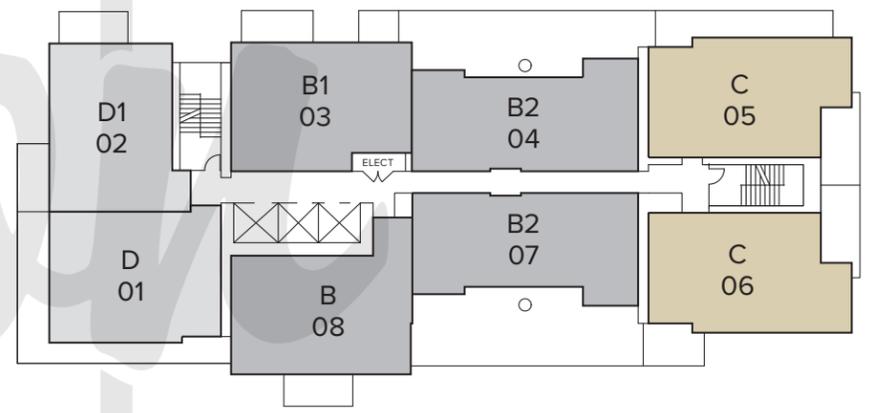
LEVEL 38



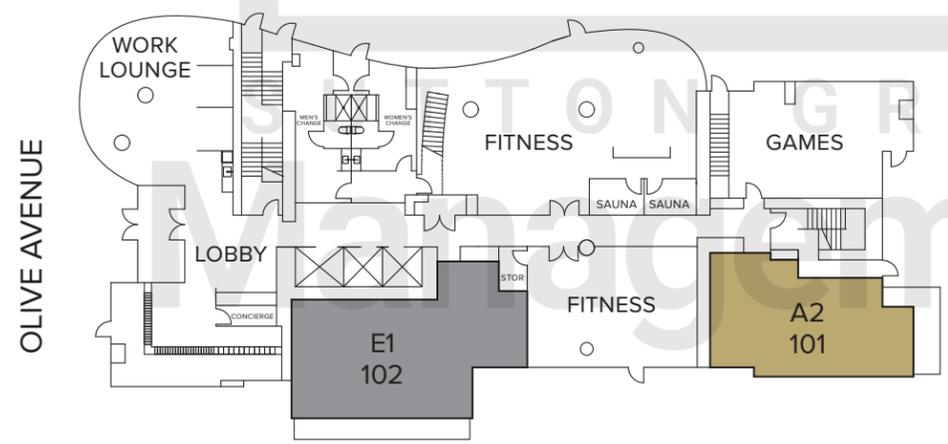
ROOFTOP SKY LOUNGE



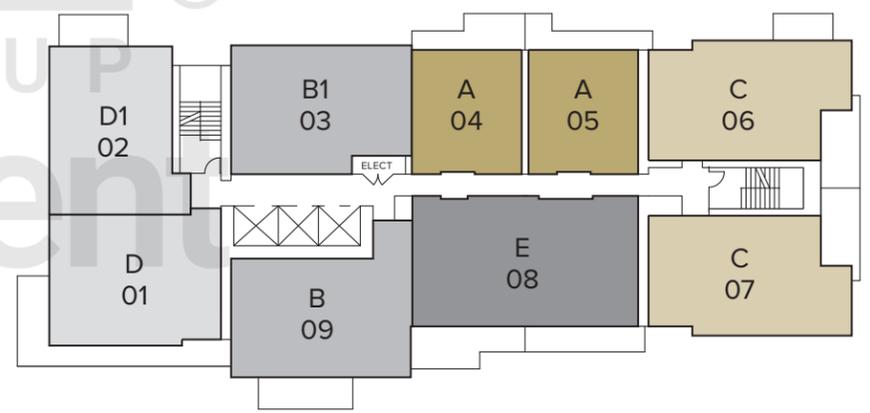
LEVEL 6 TO 23



LEVEL 24 TO 37



LEVEL 1



LEVEL 2 TO 5

OLIVE AVENUE



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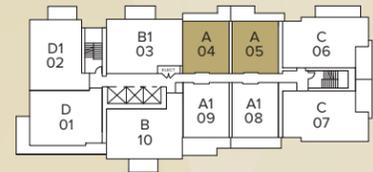
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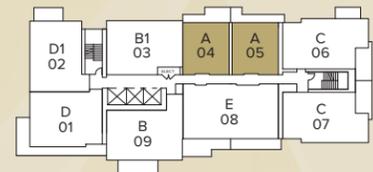
PLAN A

1 BEDROOM, 1 BATHROOM

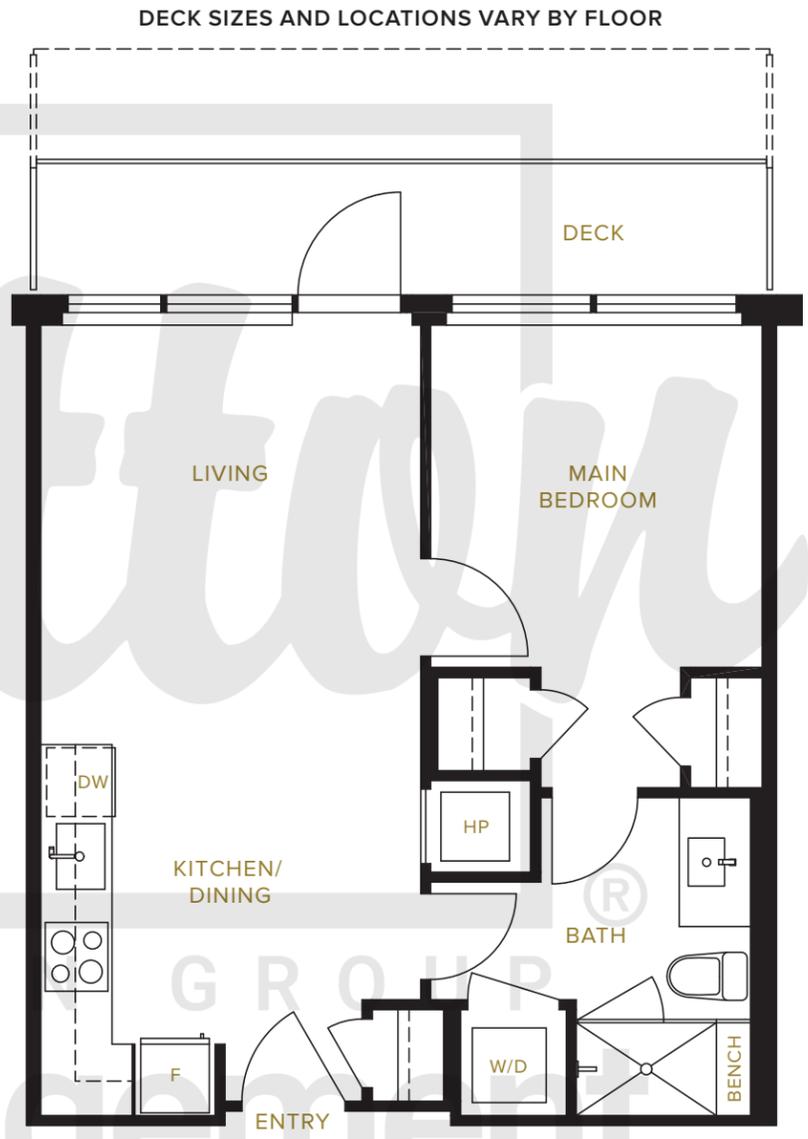
APPROX. 536 – 547 SQ. FT.



LEVEL 6 TO 23



LEVEL 2 TO 5



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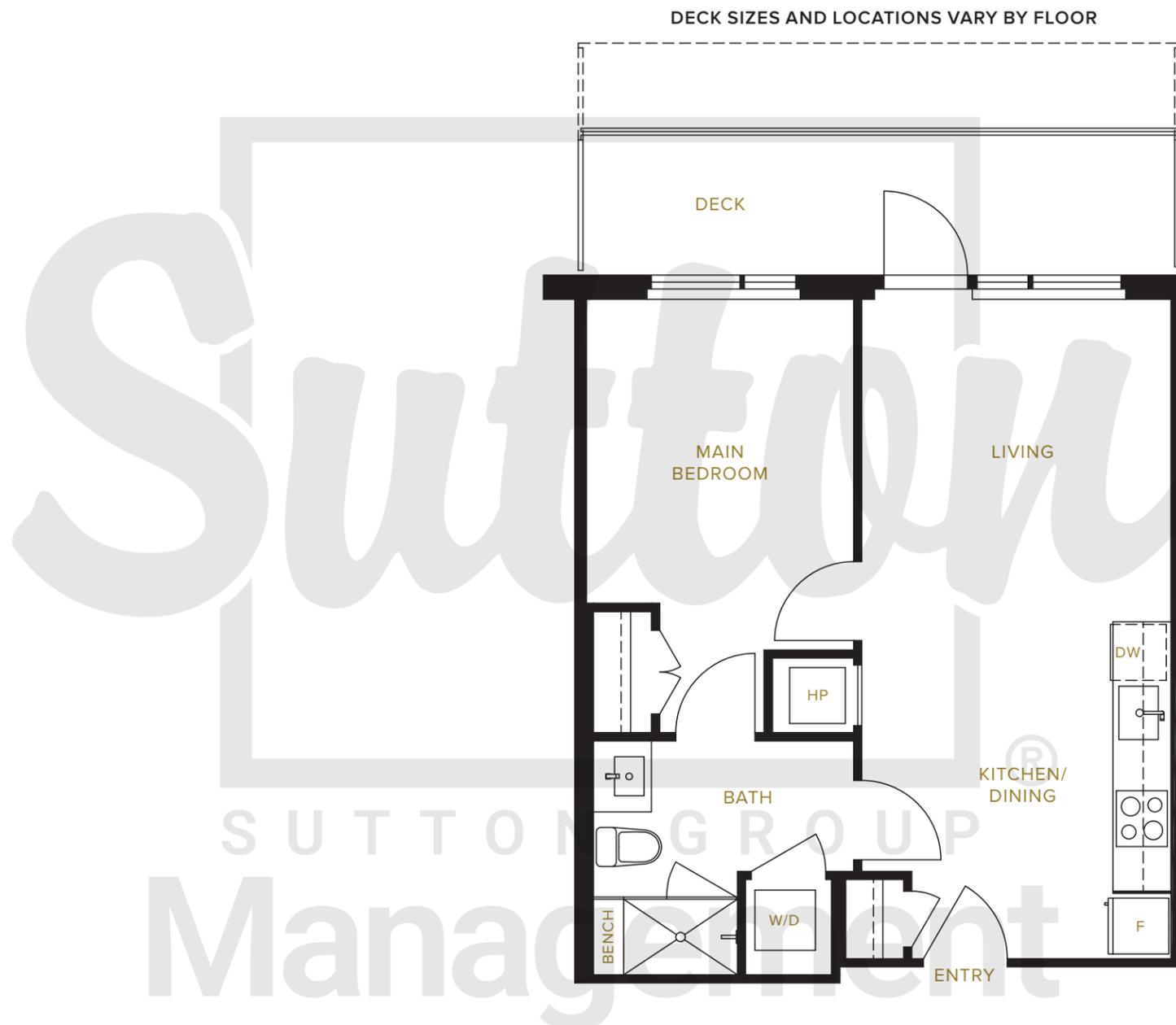
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PLAN A1

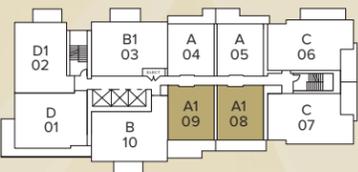
1 BEDROOM, 1 BATHROOM

APPROX. 551 – 574 SQ. FT.



Sutton Management

SUTTON GROUP



LEVEL 6 TO 23

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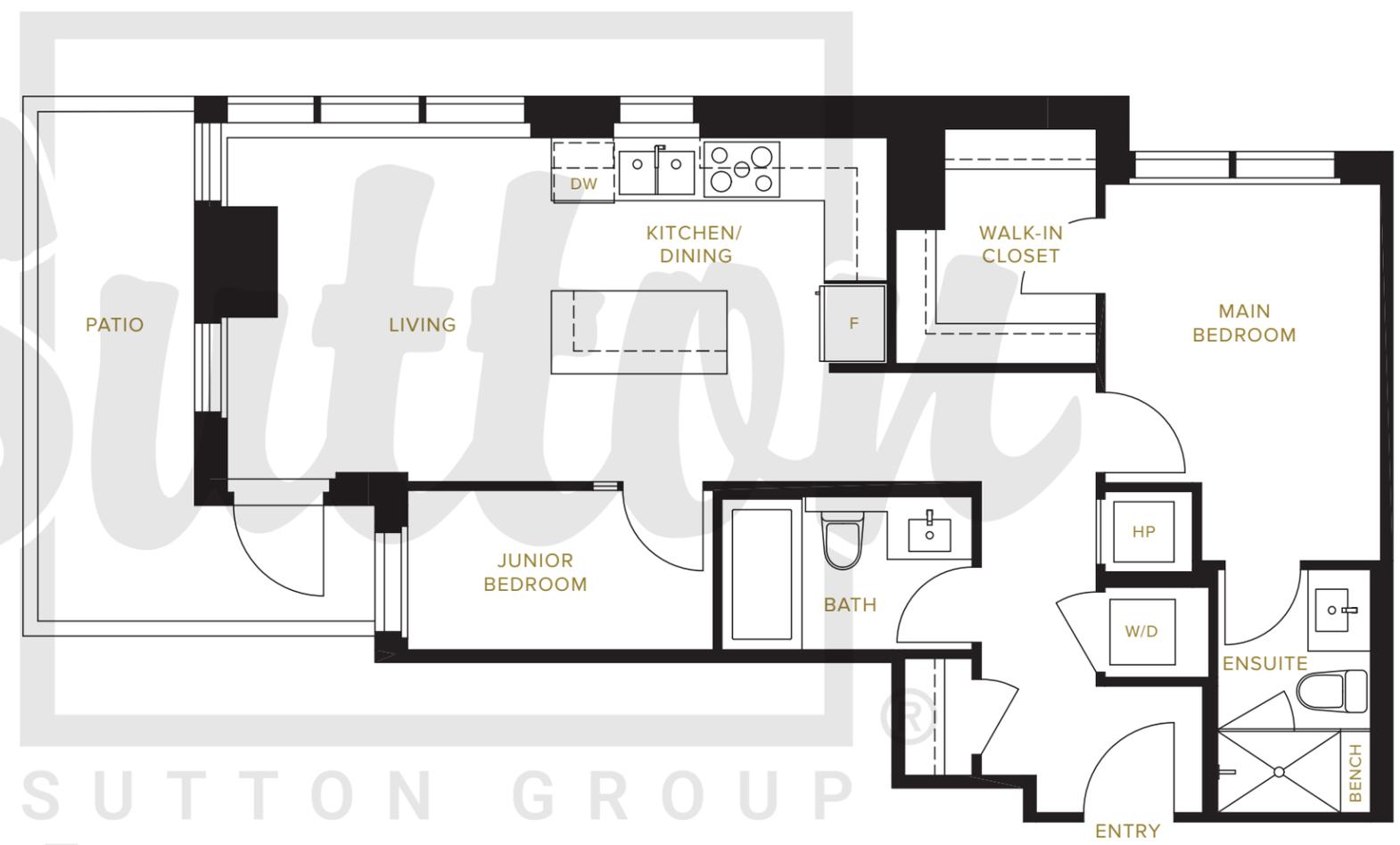


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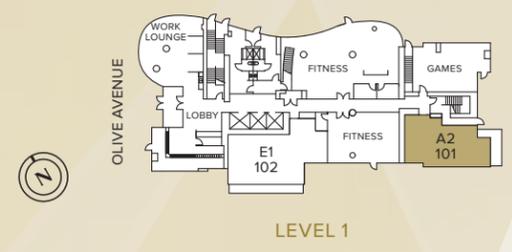


PLAN A2 HOME 101

CORNER JUNIOR 2 BEDROOM,
2 BATHROOM
APPROX. 773 SQ. FT.



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Management



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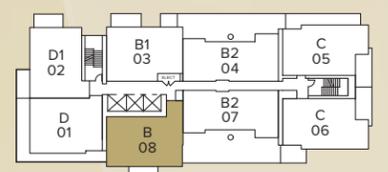
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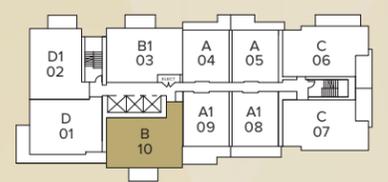
PLAN B

2 BEDROOM, 2 BATHROOM

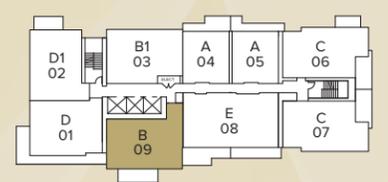
APPROX. 870 – 874 SQ. FT.



LEVEL 24 TO 37



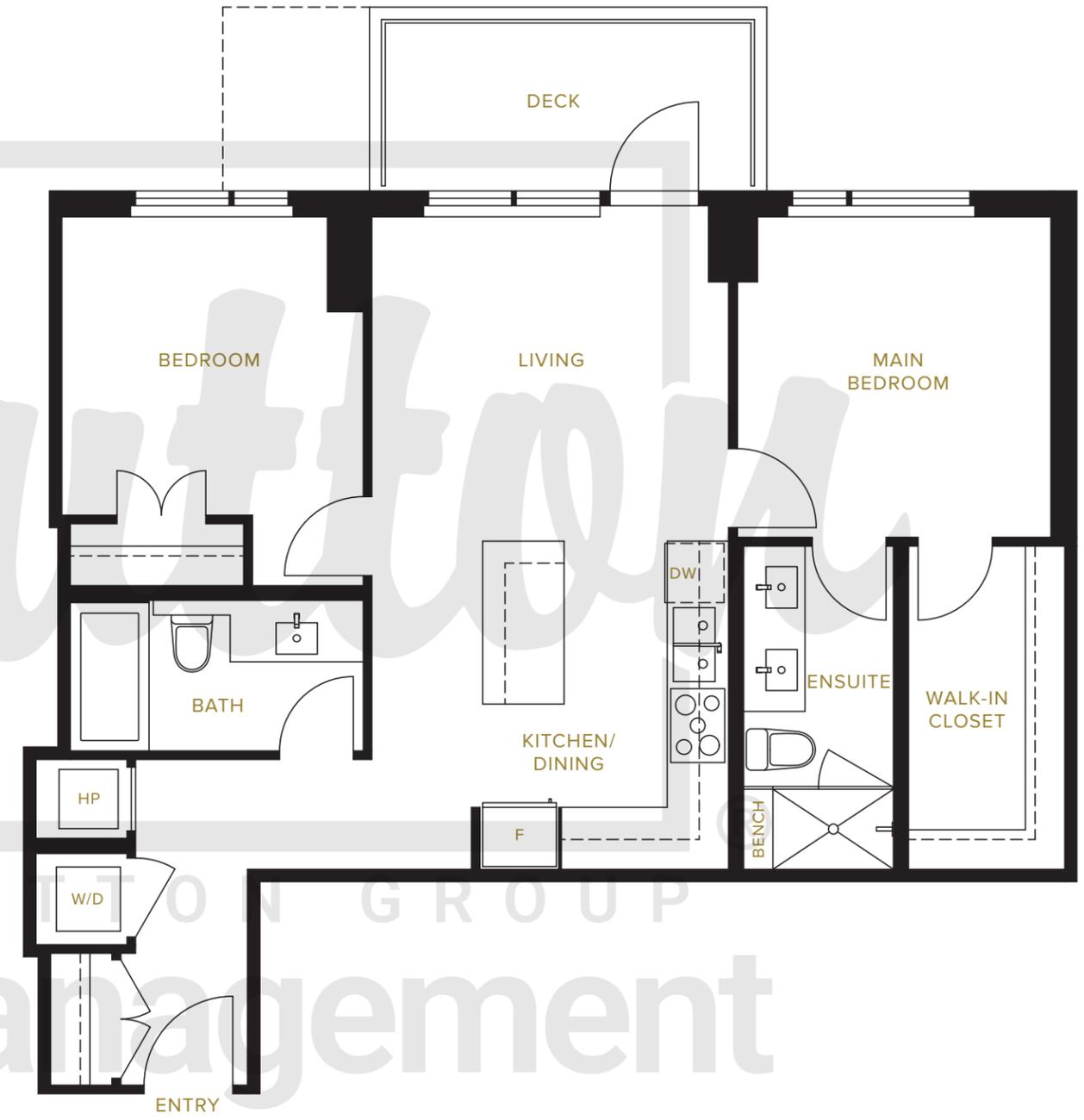
LEVEL 6 TO 23



LEVEL 2 TO 5



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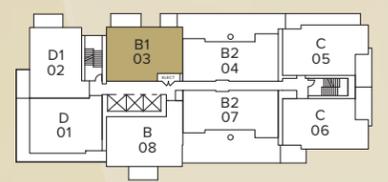
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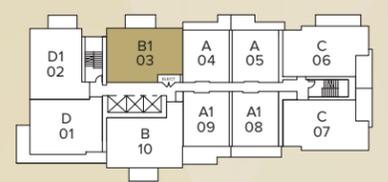
PLAN B1

2 BEDROOM, 2 BATHROOM

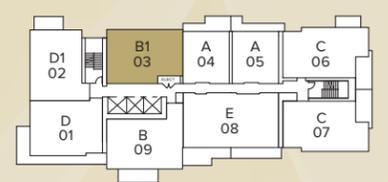
APPROX. 827 – 830 SQ. FT.



LEVEL 24 TO 37



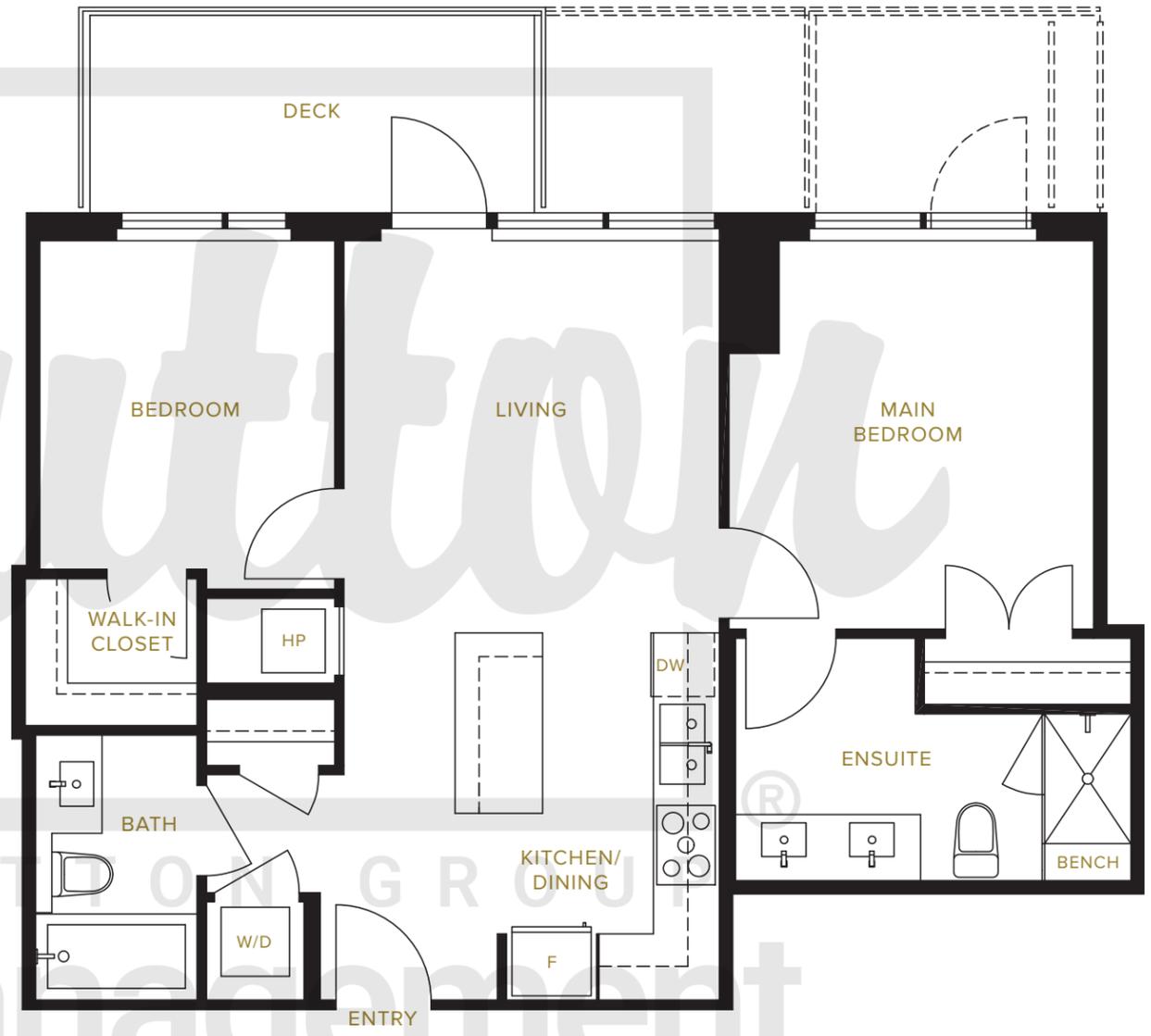
LEVEL 6 TO 23



LEVEL 2 TO 5



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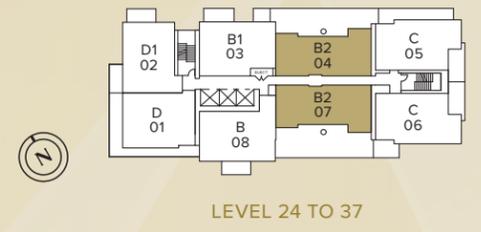
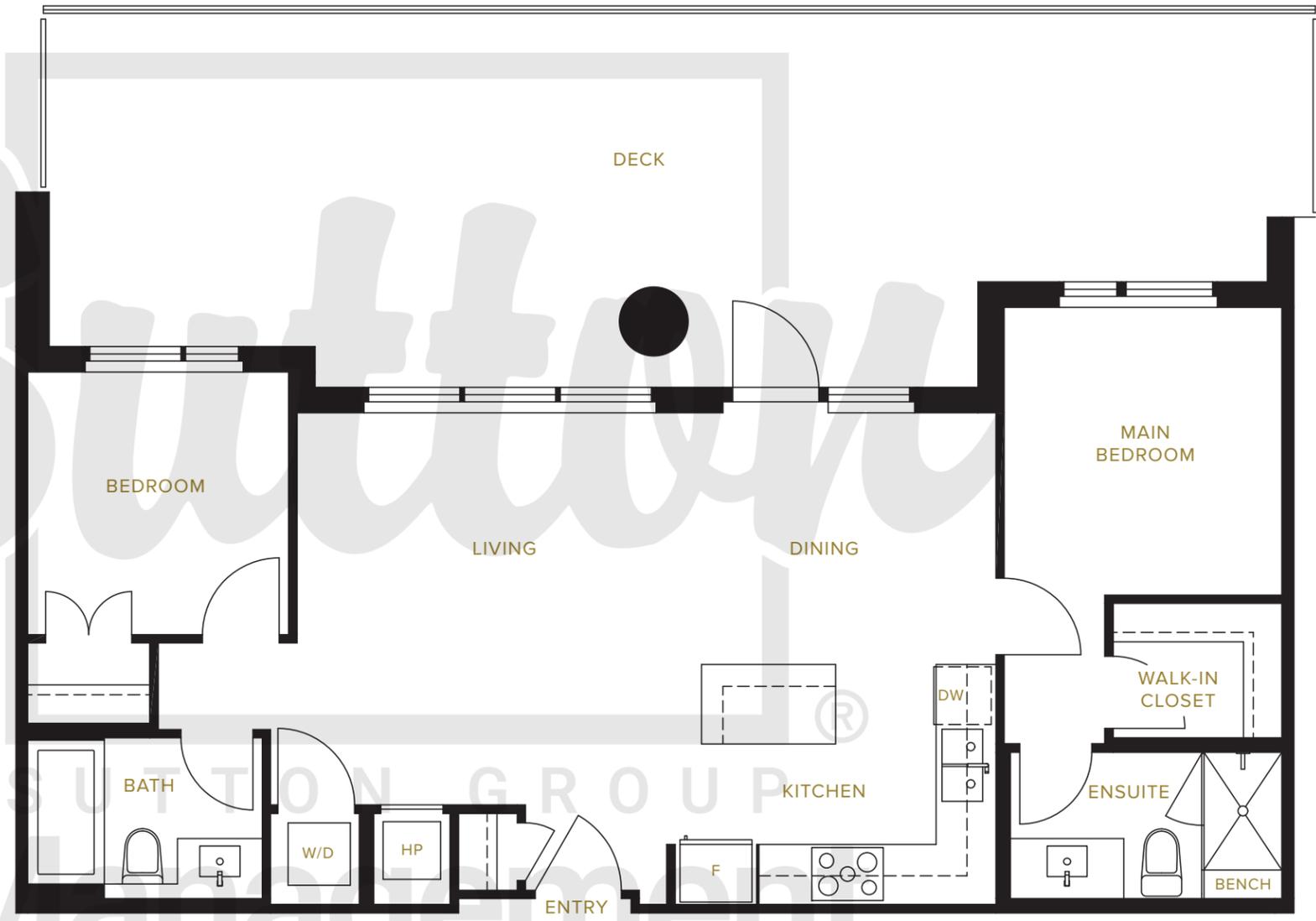
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PLAN B2

2 BEDROOM, 2 BATHROOM
APPROX. 871 – 875 SQ. FT.

DECK SIZES AND LOCATIONS VARY BY FLOOR



LEVEL 24 TO 37

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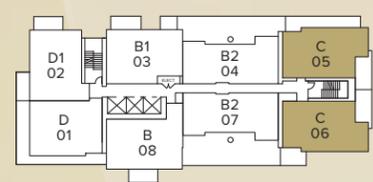
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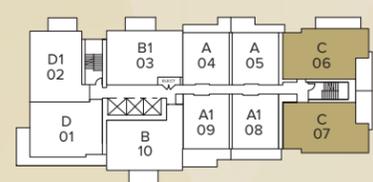
PLAN C

CORNER JUNIOR 3 BEDROOM, 2 BATHROOM

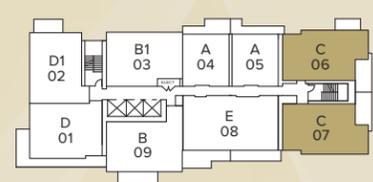
APPROX. 851 – 864 SQ. FT.



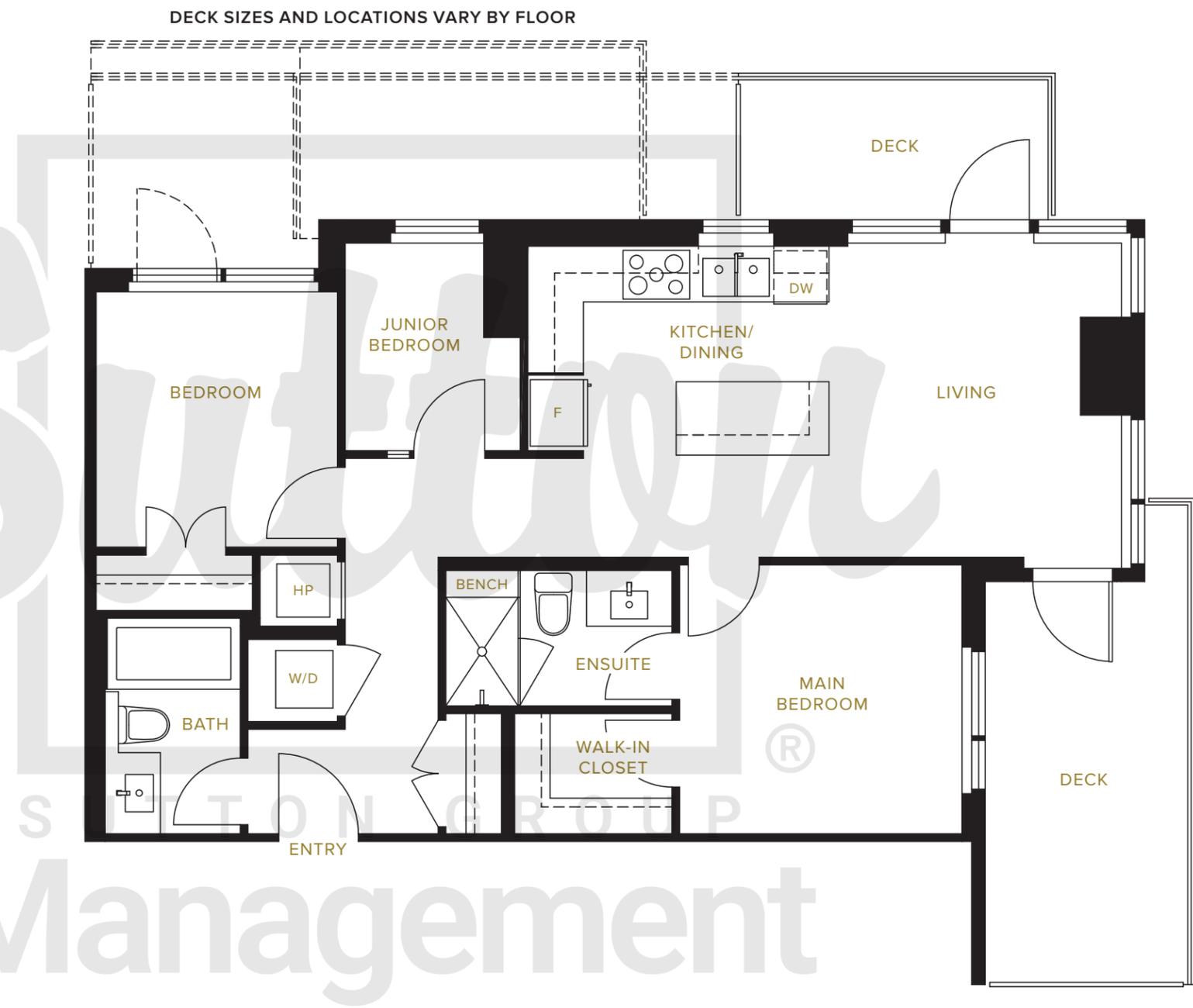
LEVEL 24 TO 37



LEVEL 6 TO 23



LEVEL 2 TO 5



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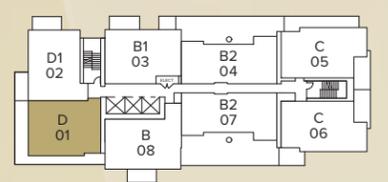
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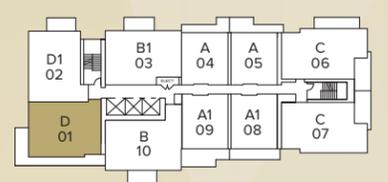
PLAN D

CORNER 2 BEDROOM,
2 BATHROOM

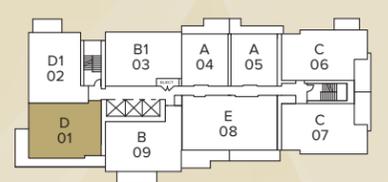
APPROX. 850 SQ. FT.



LEVEL 24 TO 37



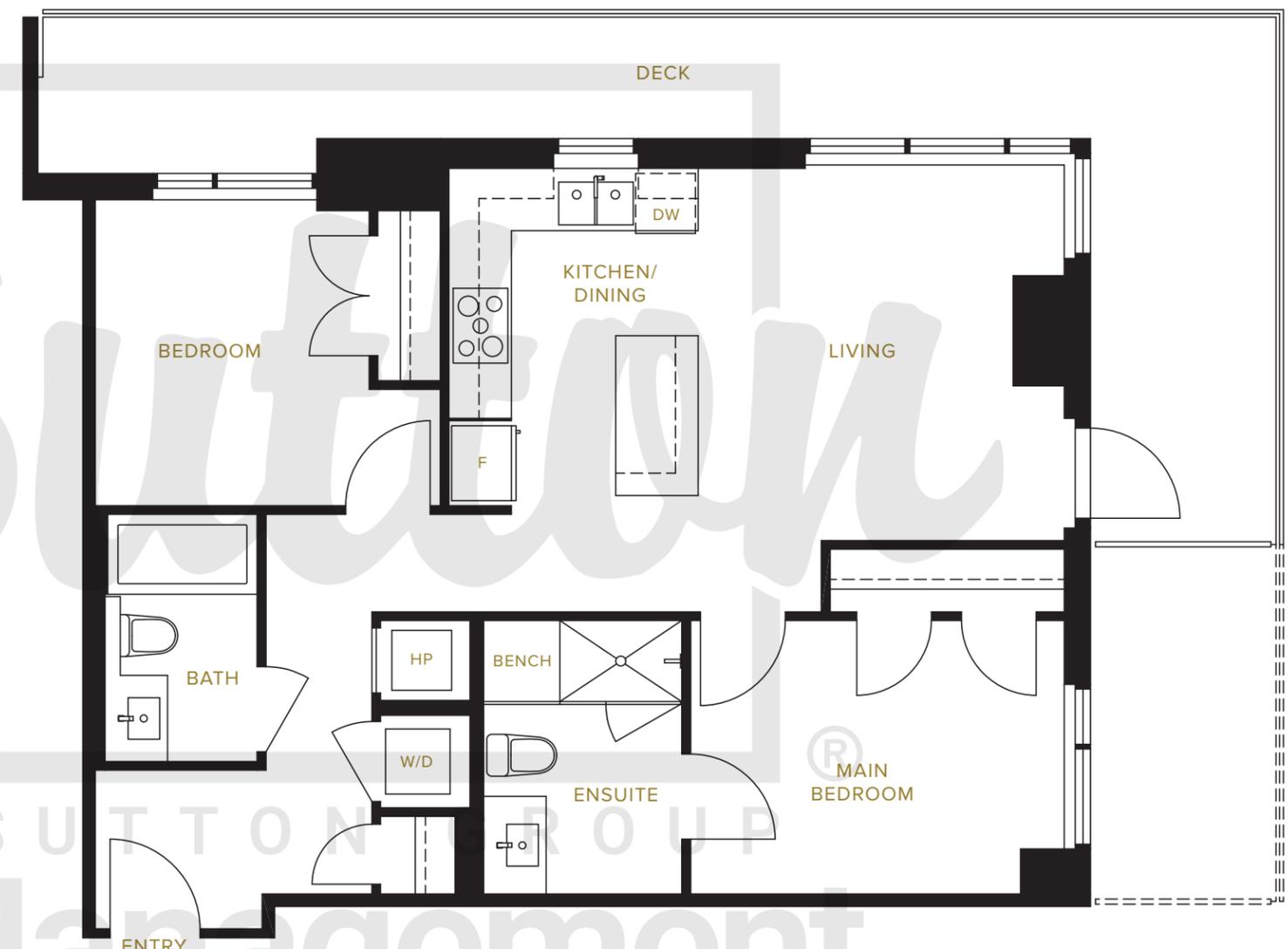
LEVEL 6 TO 23



LEVEL 2 TO 5



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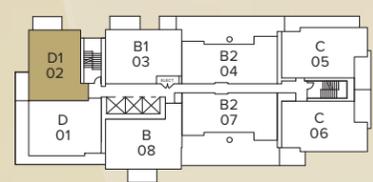


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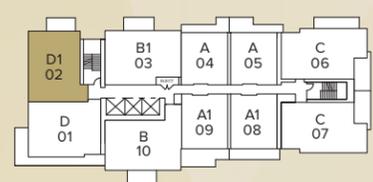


PLAN D1

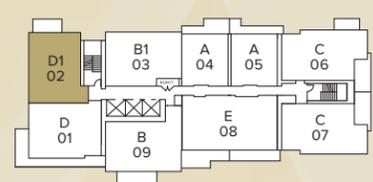
CORNER 2 BEDROOM,
2 BATHROOM
APPROX. 802 SQ. FT.



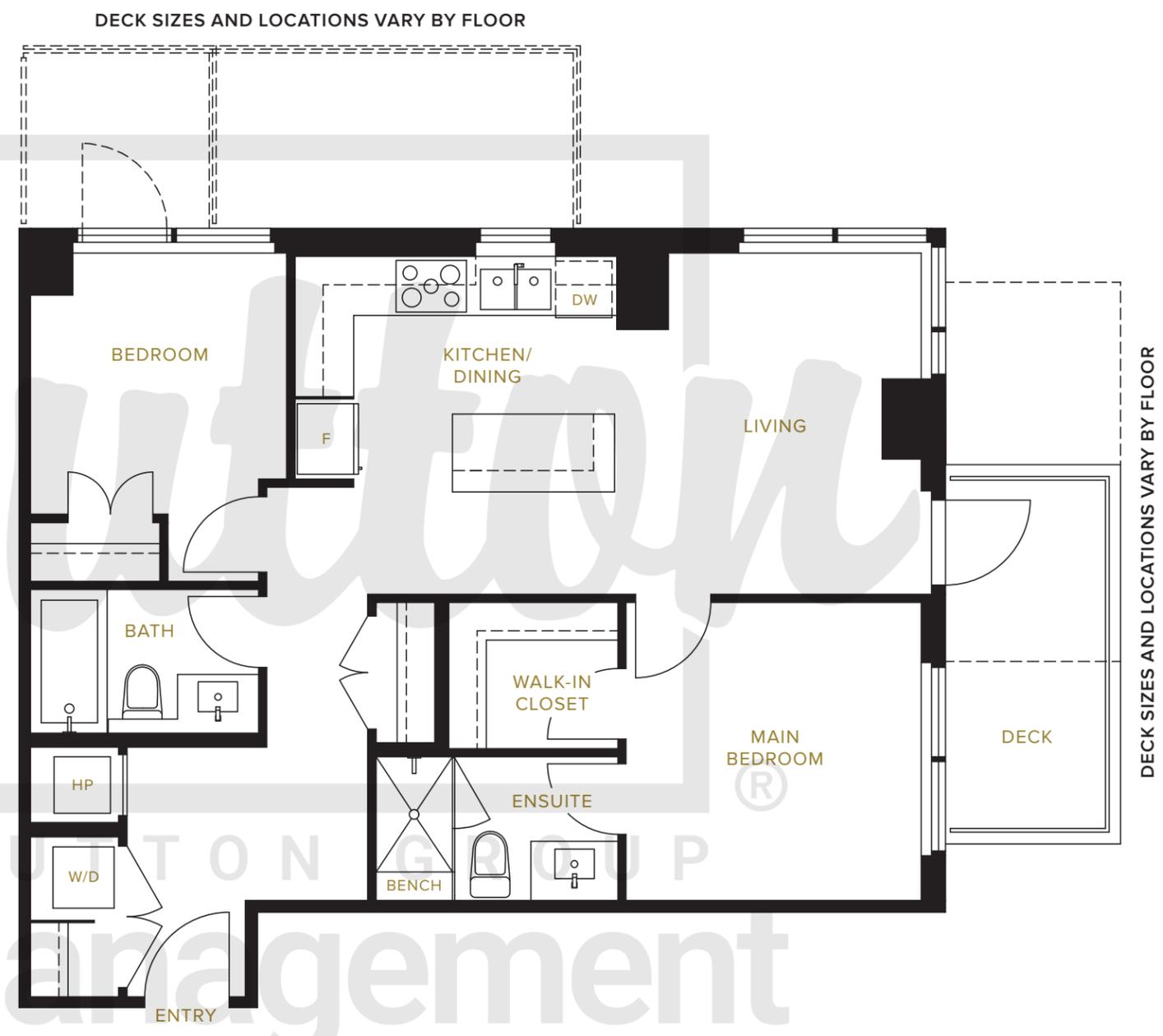
LEVEL 24 TO 37



LEVEL 6 TO 23



LEVEL 2 TO 5



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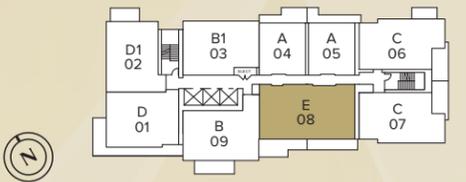
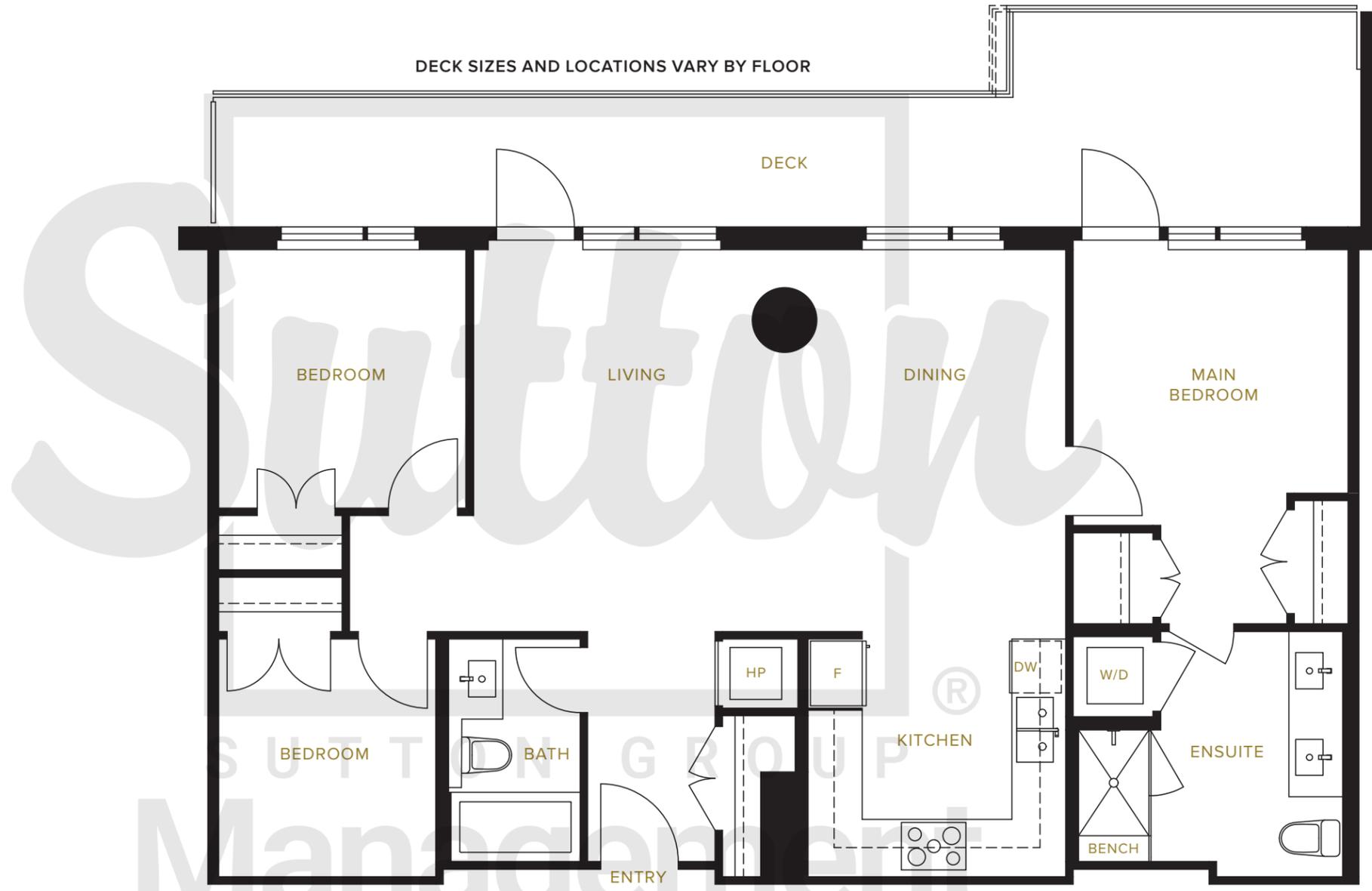


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PLAN E

3 BEDROOM, 2 BATHROOM
APPROX. 1,130 SQ. FT.



LEVEL 2 TO 5

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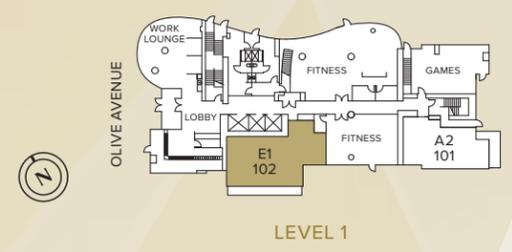
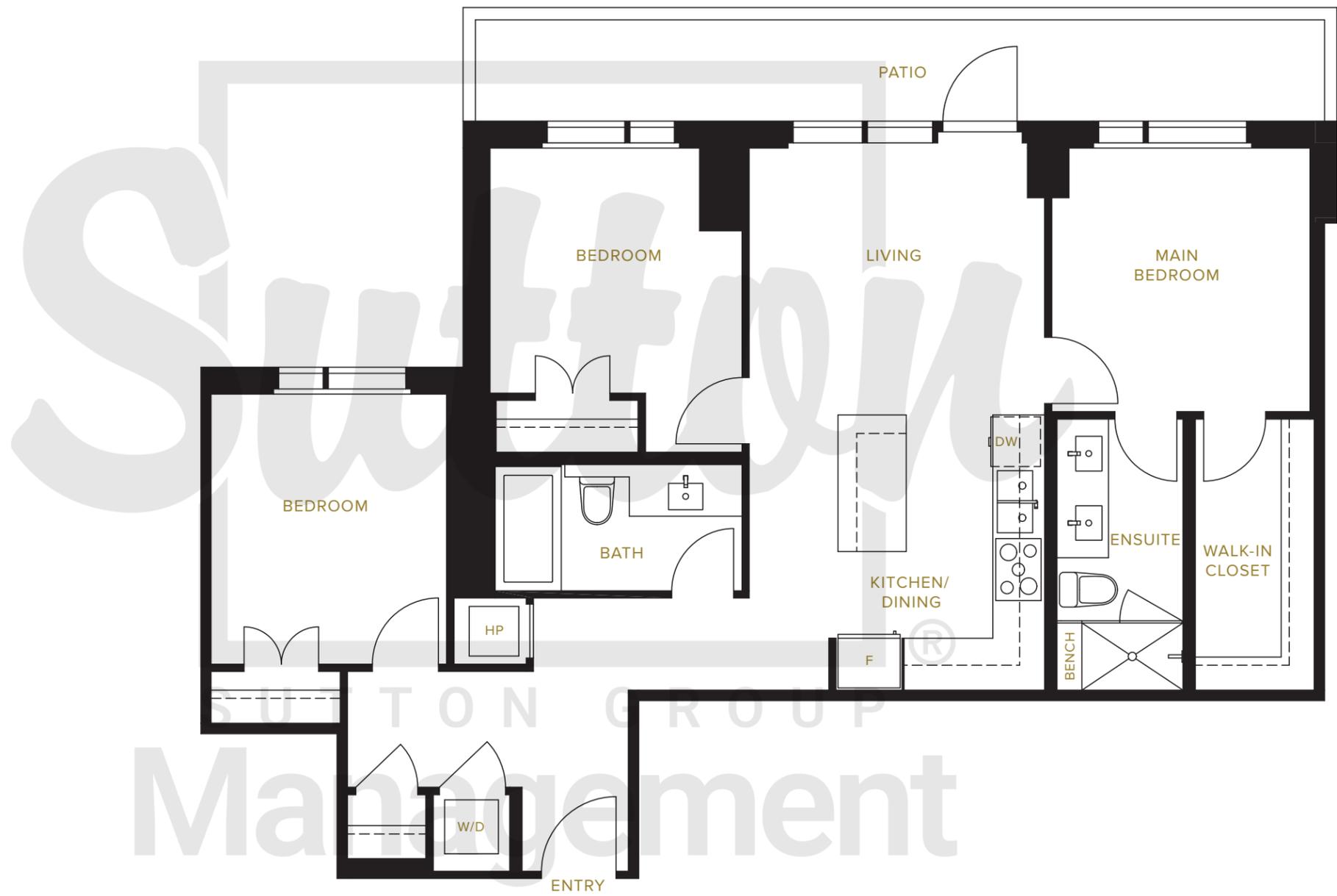


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PLAN E1

3 BEDROOM, 2 BATHROOM
APPROX. 1,030 SQ. FT.



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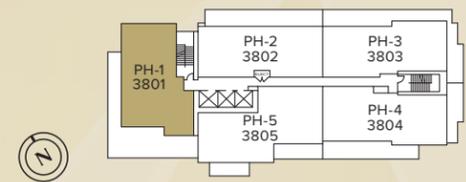
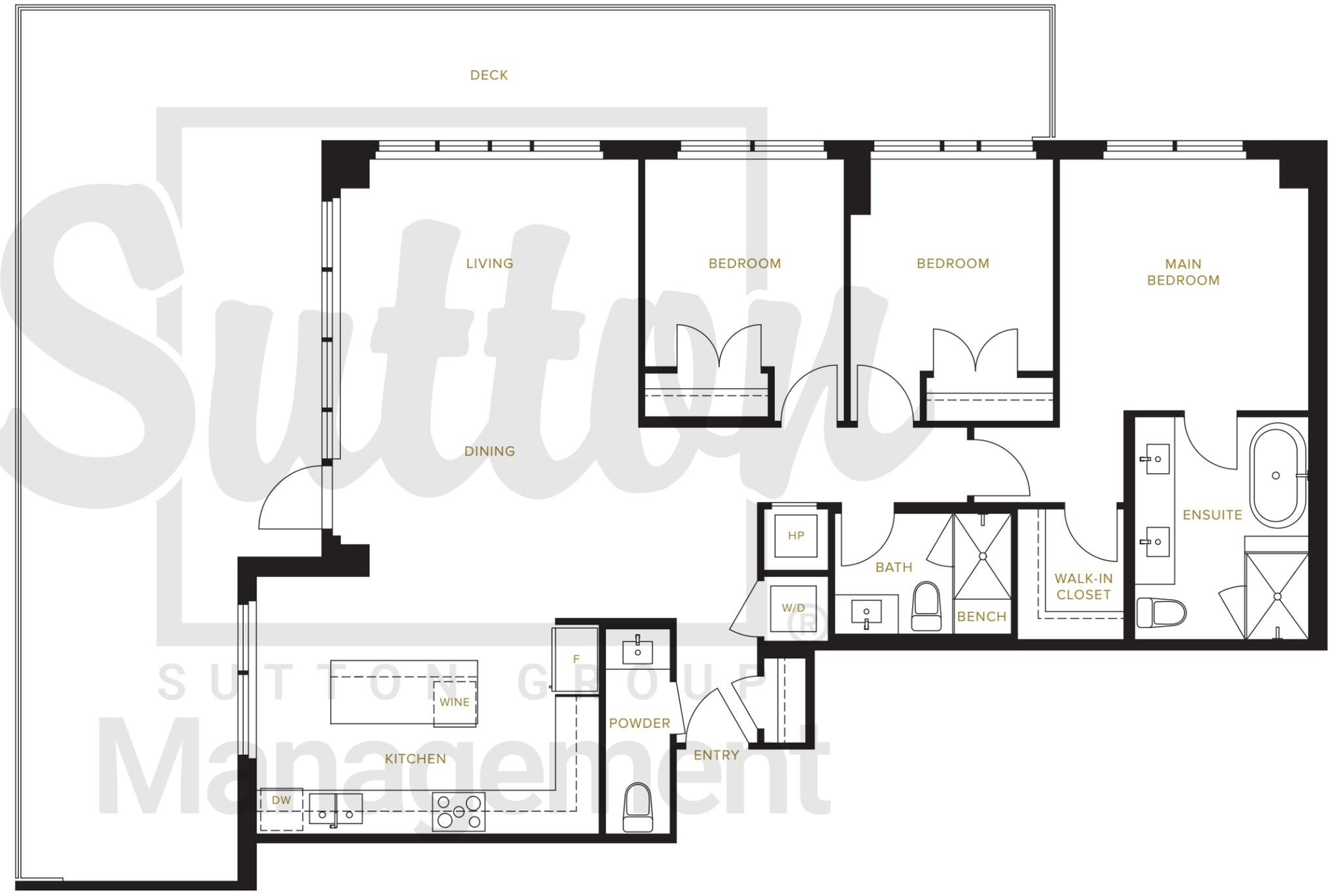
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PENTHOUSE 1
3 BEDROOM, 2.5 BATHROOM
APPROX. 1,381 SQ. FT.



LEVEL 38

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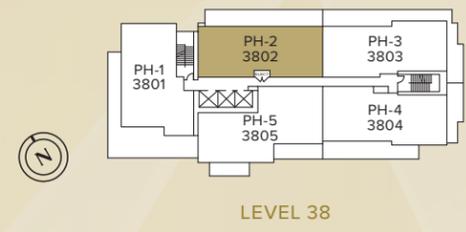
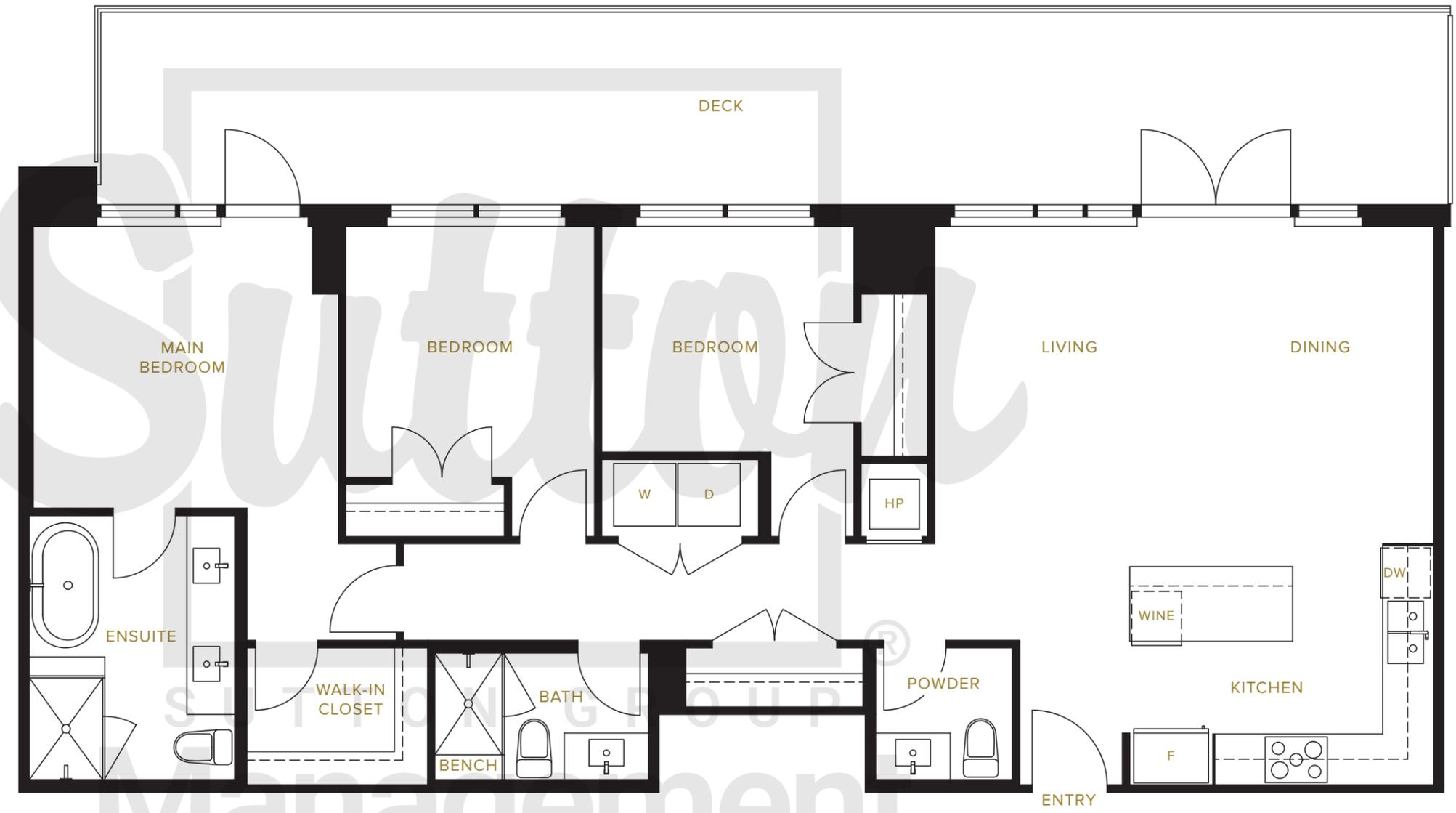
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PENTHOUSE 2
3 BEDROOM, 2.5 BATHROOM
APPROX. 1,323 SQ. FT.



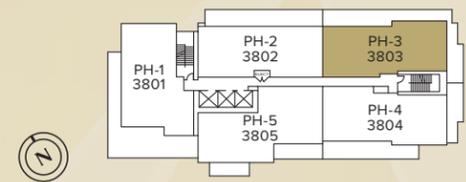
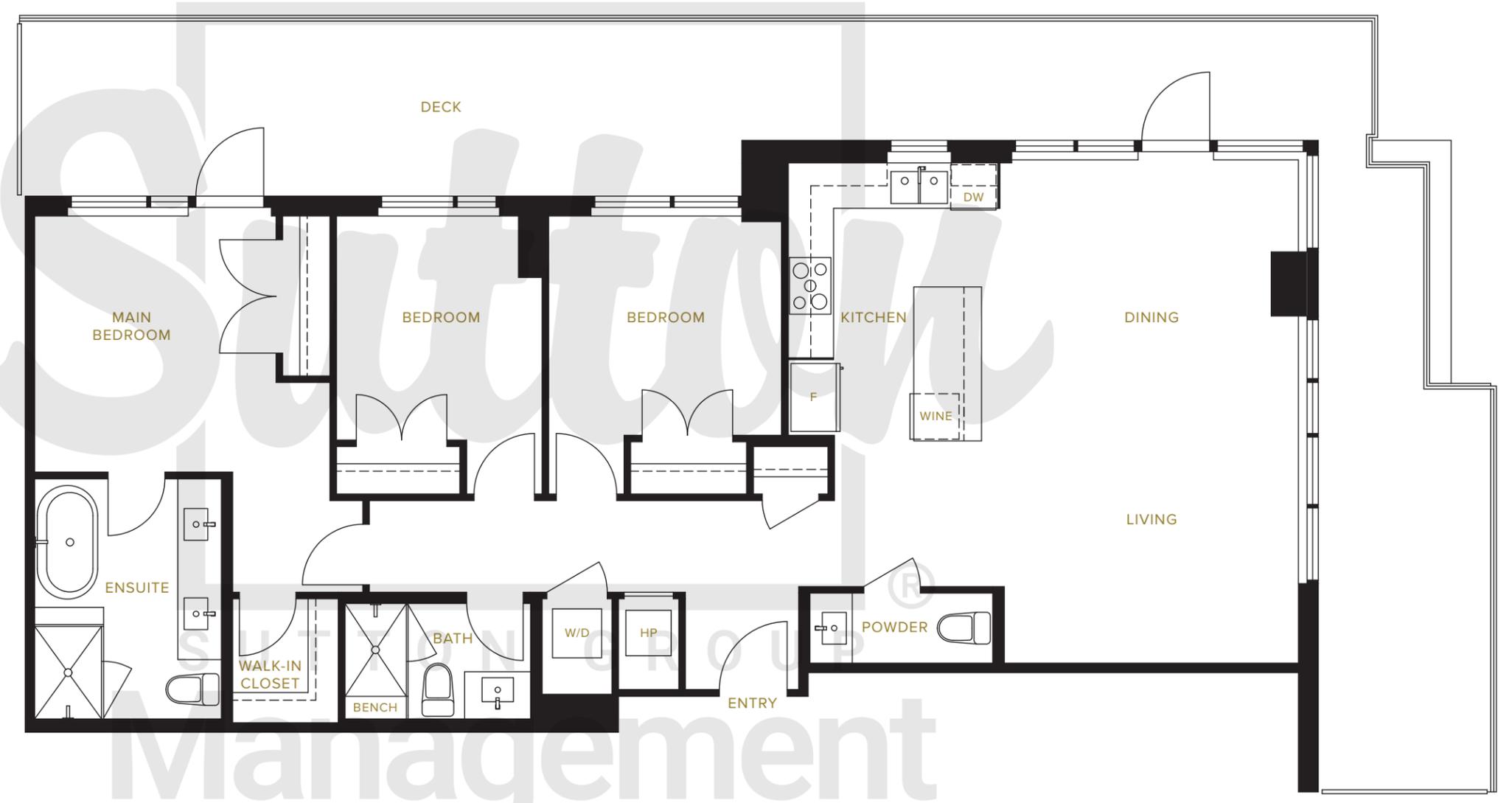
LEVEL 38

The developer reserves the right to make modifications or substitutions, should they be necessary. Any measurements provided are approximate only. The quality residences at Perla are built by Polygon Perla Homes Ltd. This is currently not an offering for sale. Any such offering can only be made by way of a disclosure statement. E. & O. 02.08.2023

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PENTHOUSE 3
3 BEDROOM, 2.5 BATHROOM
APPROX. 1,317 SQ. FT.



LEVEL 38

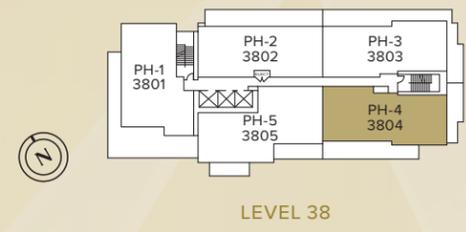
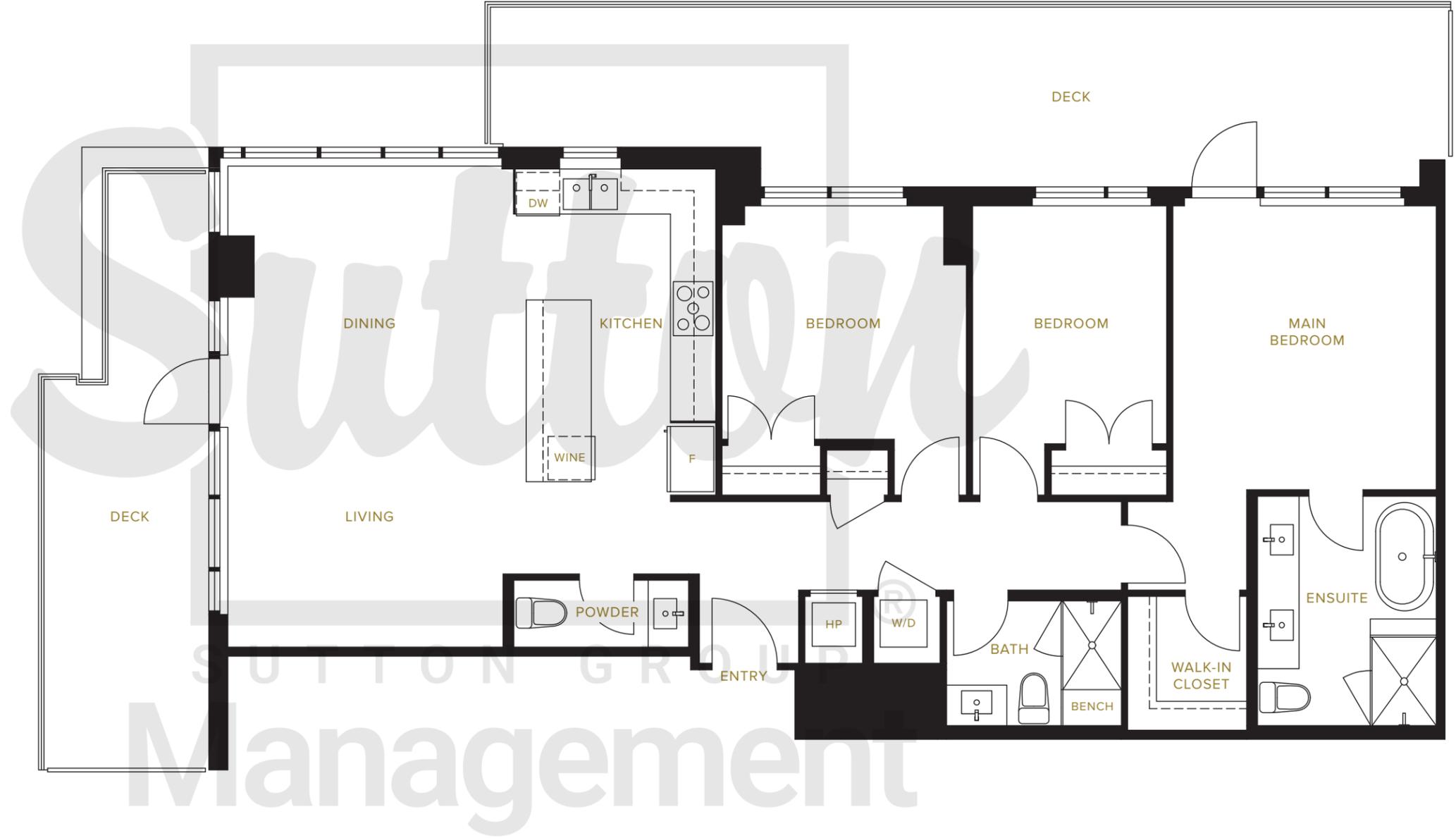
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PENTHOUSE 4
3 BEDROOM, 2.5 BATHROOM
APPROX. 1,358 SQ. FT.



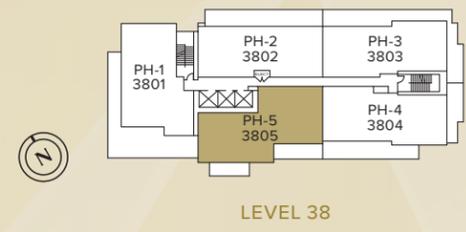
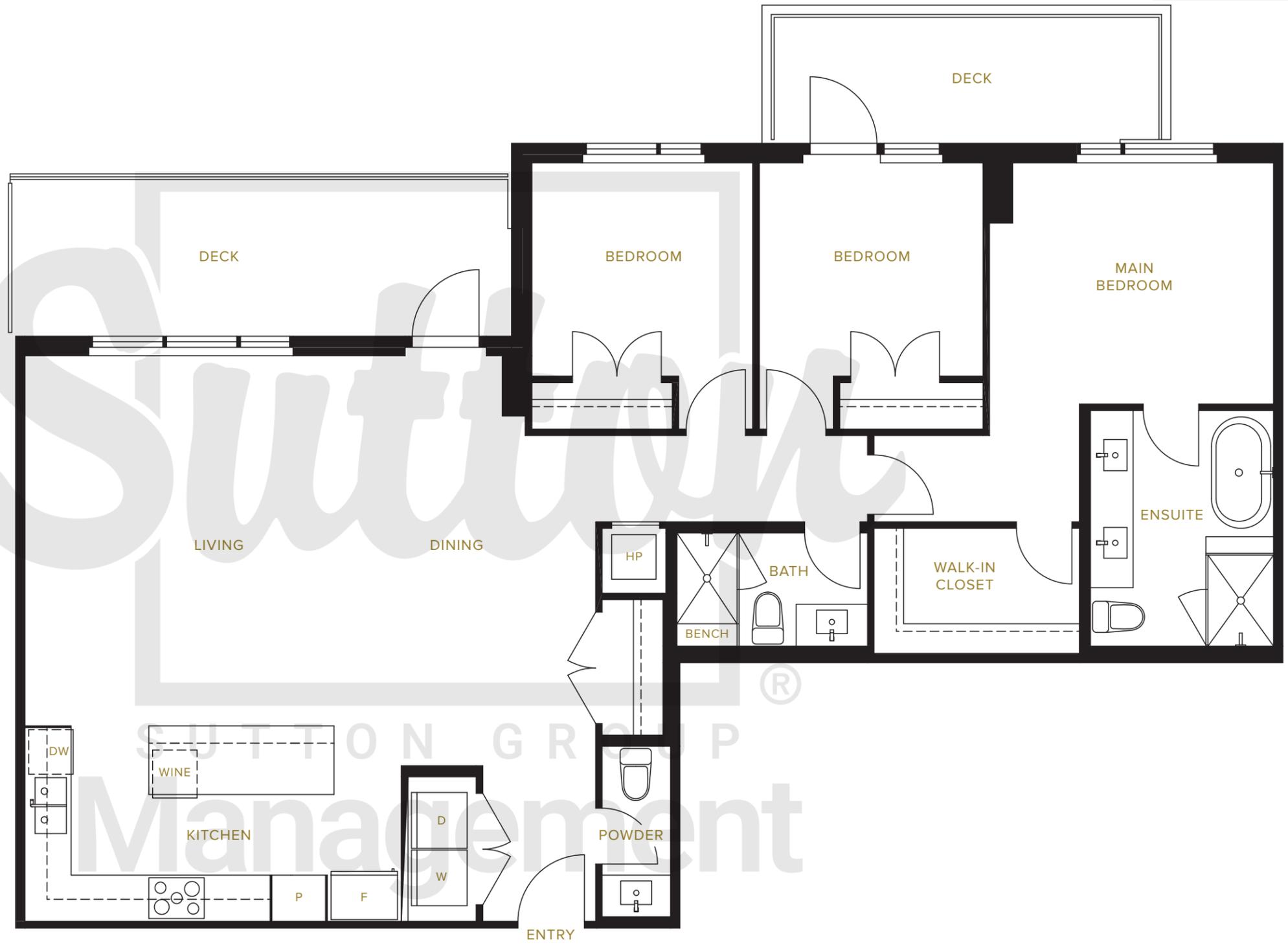
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DRAFT



PENTHOUSE 5
3 BEDROOM, 2.5 BATHROOM
APPROX. 1,497 SQ. FT.



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FEATURES

PRESTIGE UPON ARRIVAL

- Perla is a modern and distinctive concrete tower located in the heart of Metrotown
- Designed by dys architecture, the building's clean lines and bold accents create a sense of sophistication
- Featuring a prime location, Perla is a short walk from Metropolis at Metrotown, the SkyTrain network and many shops, restaurants and services
- Steps away is Central Park, an 220-acre urban oasis with peaceful ponds, lush gardens, tennis courts and an outdoor swimming pool
- Perla's West Coast contemporary architecture is enhanced by a striking entrance canopy and double-height lobby to welcome you home
- Follow the curves to the ground level to find extensive spa-inspired amenities, including a serene Jacuzzi and fully equipped fitness centre
- At the top of the tower, the Perla sky lounge awaits, with an entire floor of meticulously crafted indoor and outdoor entertainment spaces, including an outdoor deck, a fireside social room with an adjoining catering kitchen, and a private dining room

CONTEMPORARY INTERIORS

- All suites feature a modern wood veneer door with polished chrome hardware, custom millwork and an entry plaque
- Entry areas are artfully lit by subtle recessed lighting
- Main living areas offer 9' over-height ceilings in apartment homes
- Maintain the perfect interior environment in any season with an in-suite heat pump system, with easily adjustable heating and cooling using an electronic thermostat inside your home
- Premium laminate wood-style flooring throughout main living spaces and bedrooms creates a stylish natural foundation
- Three designer-selected colour schemes, Earl Grey, Chai Latte and White Cocoa, offer customization to suit your aesthetic and furniture
- A walk-in closet with custom drawers and lighting in the main bedroom helps keep your wardrobe organized
- Expansive low-E windows provide light-filled interiors and views of the surrounding greenery while contributing to energy efficiency
- A generous private deck or patio expands your living space into the outdoors

CHEF-READY KITCHENS

- Contemporary, well-planned kitchens inspire you to discover new favourite dishes and host memorable gatherings
- Custom cabinetry in natural wood, matte white or matte grey is complemented by undercabinet lighting, brushed nickel pulls and soft-closing hardware and drawers, offering significant storage in style
- Refined engineered stone countertops are complemented by an impressive full-height engineered stone backsplash
- Contemporary brand-name appliances for Plan A homes (one-bedroom and junior two-bedroom residences) include:
 - 24"-wide gas cooktop and electric wall oven
 - 24"-wide dishwasher integrated into custom cabinetry
 - 22"-wide refrigerator integrated into custom cabinetry
 - Over-the-range hood fan and microwave combination (some homes)
- High-quality appliances for Plans B, C, D and E homes (two-bedroom or larger) include:
 - 30"-wide five-burner gas cooktop and electric wall oven
 - 24"-wide dishwasher integrated into custom cabinetry
 - 30" refrigerator with icemaker integrated into custom cabinetry
 - Microwave with trim kit elegantly integrated into cabinetry
 - Dual-speed, slim-style ventilation hood fan
- Meal prep and clean-up are easy with a 30" stainless steel undermount sink (18" single sink for Plan A homes), single-lever faucet in polished chrome and pullout spray handle, plus a dual rollout recycling station

SOOTHING BATHROOMS

- Freshen up in serenity in the main ensuite, featuring porcelain wall tiles, large-format mirrors and floating cabinetry
- European-style shower system features a rain shower head, hand-held wand, frameless glass enclosure and integrated bench seating in ensuites
- Thoughtful details include imported engineered stone countertops, a modern vanity with accent lighting and undermount sinks
- A convenient cabinet behind the vanity mirror will store your favourite fragrances within reach
- Conserve water with sleek dual-flush toilets

CONVENIENT DETAILS

- All homes are pre-wired for high-speed cable connection and ADSL cable television outlets, with a USB-C electrical outlet in the kitchen for your digital convenience
- 24" in-suite stacking washer and dryer make laundry effortlessly convenient
- Opaque roller shades on all windows offer added privacy and easy control over natural light

SECURITY AND COMFORT

- Building concierge takes care of the fine details for you
- A secure parcel delivery system in the lobby makes receiving packages hassle-free
- Security proximity readers protect Perla's main entry points, including the parkade, lobbies and other key locations
- Tower elevators enable floor access for residents only
- Underground parkade is equipped with emergency alert buttons for added peace of mind
- Digital recording cameras in the parkade, lobby and mailbox area offer additional assurance
- Each suite entry is built with a door viewer and heavy-duty integral locking system with reinforced door frame
- Hard-wired smoke detectors and monitored fire sprinklers are installed in all homes and common areas
- Comprehensive warranty protection by Travelers Insurance Company of Canada, including coverage for:
 - Materials and labour (2 years)
 - Building envelope (5 years)
 - Structural defects (10 years)
- Steel-reinforced concrete construction provides outstanding durability
- Dedicated after-sales service by Polygon's renowned Customer Service team
- Rough-in for EV parking at every stall
- Repair bikes in a dedicated work area and store them in a secure storage locker
- Indoor dog wash for your furry friends available year-round

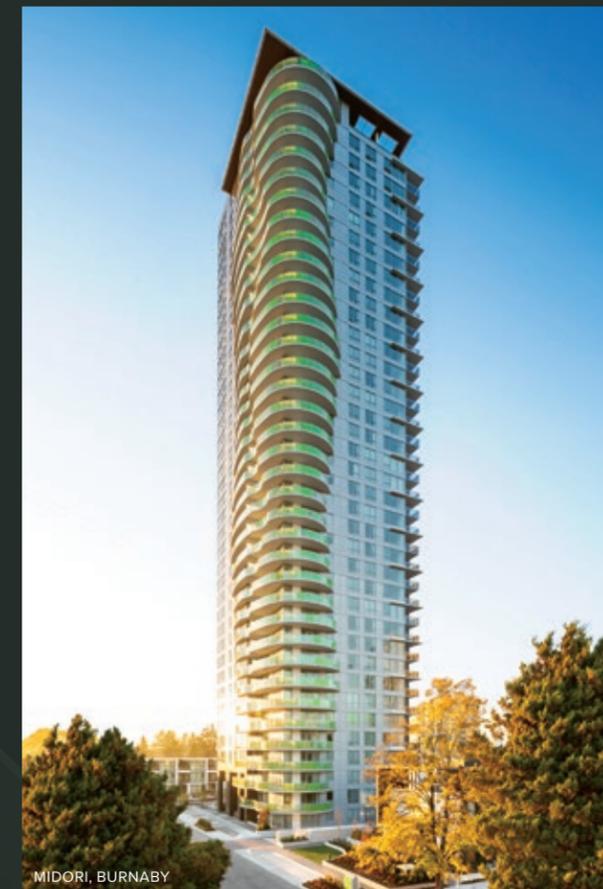
PENTHOUSE FEATURES

- Upgraded penthouse suite entrance surround boasts rich wood millwork to enhance your sense of arrival
- Upgraded 8' entry doors and select elevated ceilings up to 10'
- Engineered wood flooring throughout main living spaces and bedrooms creates a foundation of comfort and style
- Rich marble finishes throughout your main ensuite
- Retreat to the spa-like ensuite with a marble tile spa shower, featuring a ceiling-mounted rain shower head and hand-held wand, free-standing tub, wall-mounted tub fillers and a towel warmer
- Convenient hose bibs on penthouse balconies
- Barbecue gas outlet installed on penthouse decks for hosting gourmet feasts for family and friends
- Premium-quality appliances for penthouses include:
 - 36"-wide gas cooktop
 - 30" electric wall oven
 - 36" refrigerator with icemaker integrated into custom cabinetry
 - 24" microwave with trim kit elegantly integrated into cabinetry
 - Dual-speed, slim-style ventilation hood fan
 - 24"-wide dishwasher integrated into custom cabinetry
 - 24" wine fridge to keep your beverages at an optimal temperature

BUILT RIGHT BY POLYGON

The quality homes at Perla are built with care by Polygon Perla Homes Ltd. With over four decades of homebuilding in British Columbia, the Polygon family of companies has built over 33,000 homes throughout the Lower Mainland, from concrete high-rises and wood-frame condominiums to townhomes and single-family communities. During that time, Polygon has earned the trust of thousands of families by committing to quality design, sound construction and exceptional customer service.

SUTTON GROUP
Management



MIDORI, BURNABY



THE HAMPTON CLUB, LADNER

