



RENDER
22096 DOUGLAS AVE
SCHEMATIC DESIGN
MARCH, 2024
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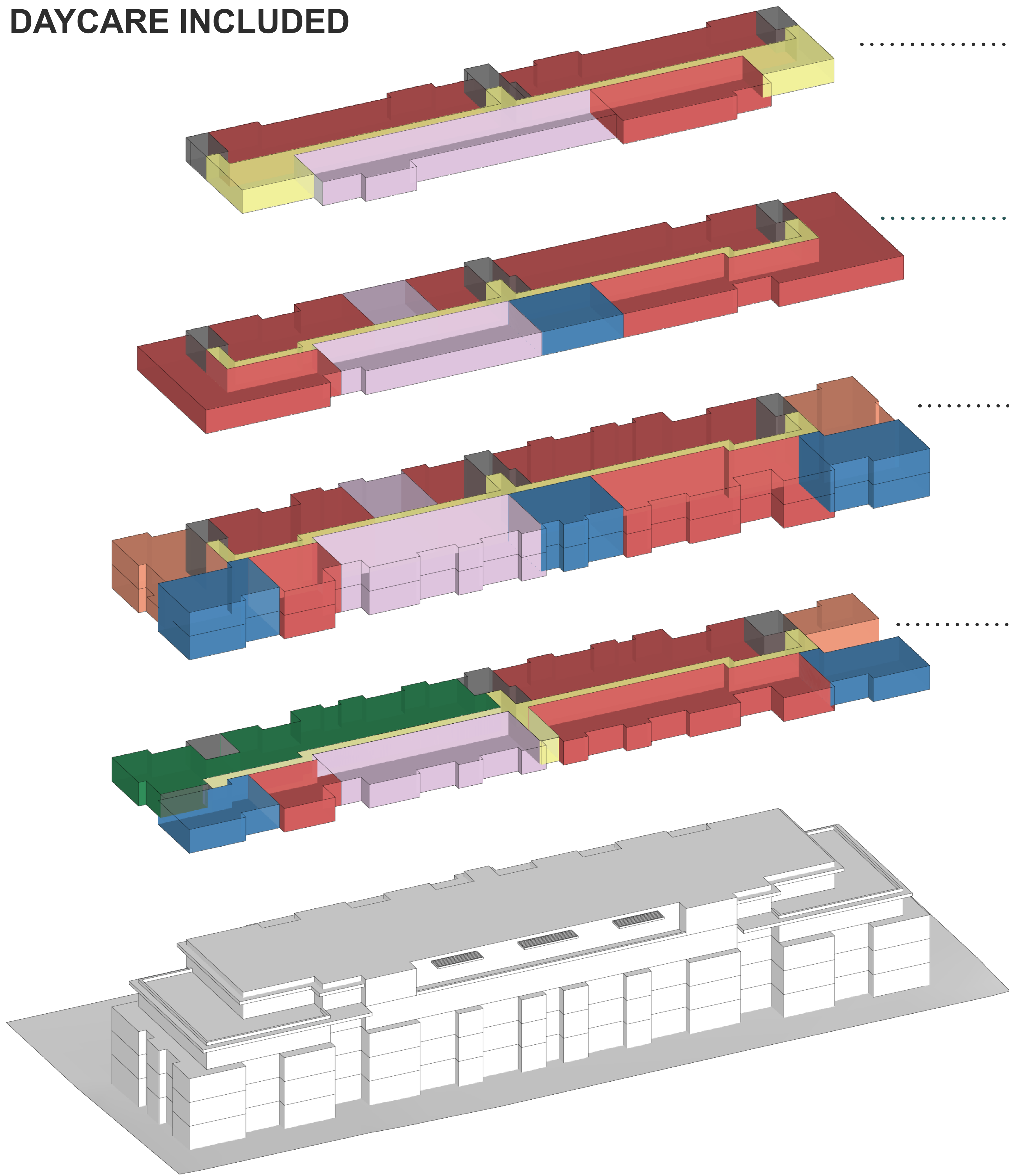




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DAYCARE INCLUDED



5th Floor Units

30% Seniors Housing
70% Families / Young Professionals (mix of 2 and 3 Bedrooms)

4th Floor Units

5% Large Families
75% Small Families / Young Professionals
20% Seniors Housing

2nd & 3rd Floor Units

18% Affordable Units
14% Large Families
50% Small Families / Young Professionals
18% Seniors Housing

1st Floor Units

10% Affordable Units
16% Large Families
53% Small Families / Young Professionals
27% Seniors Housing
Daycare

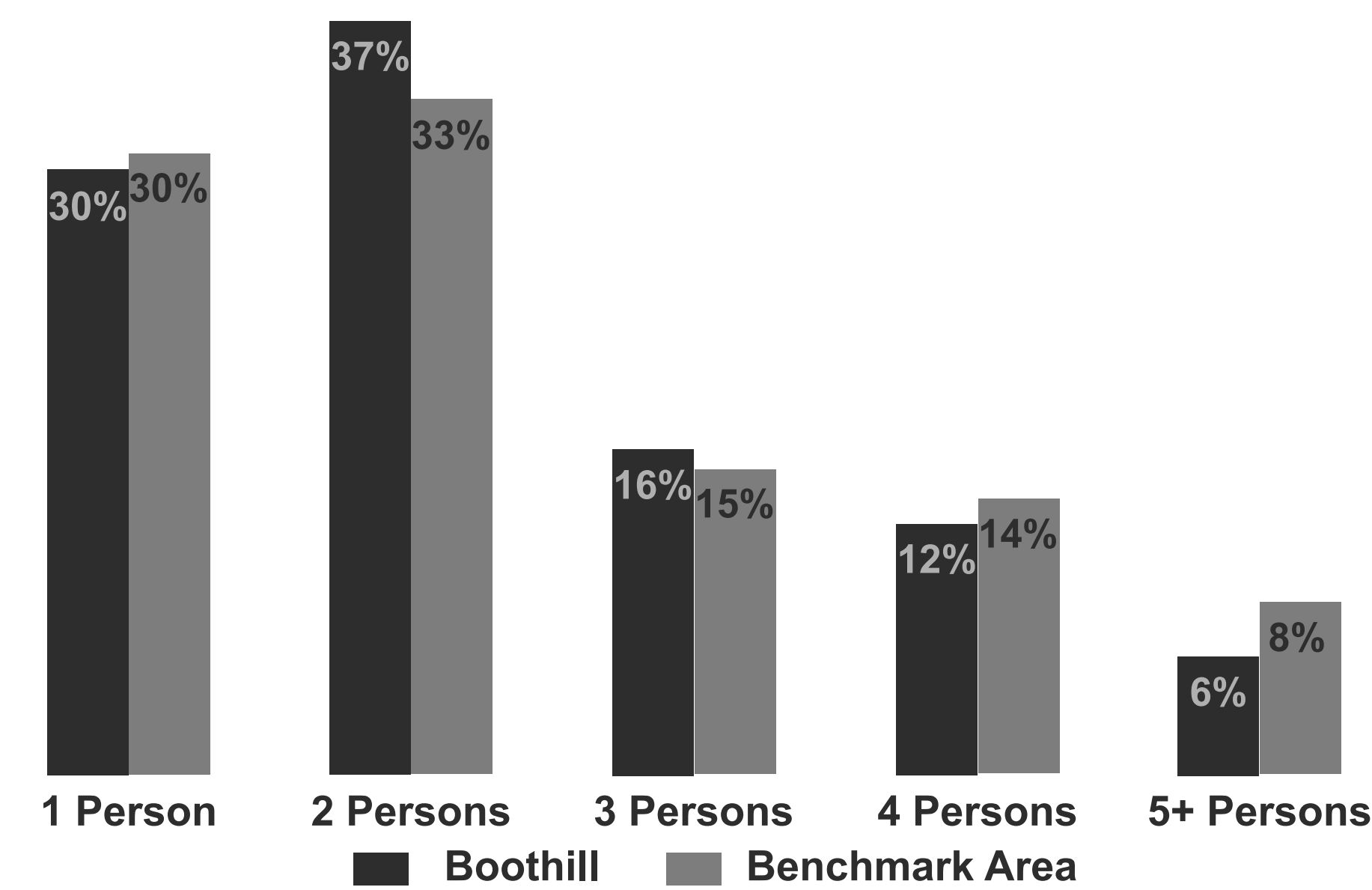
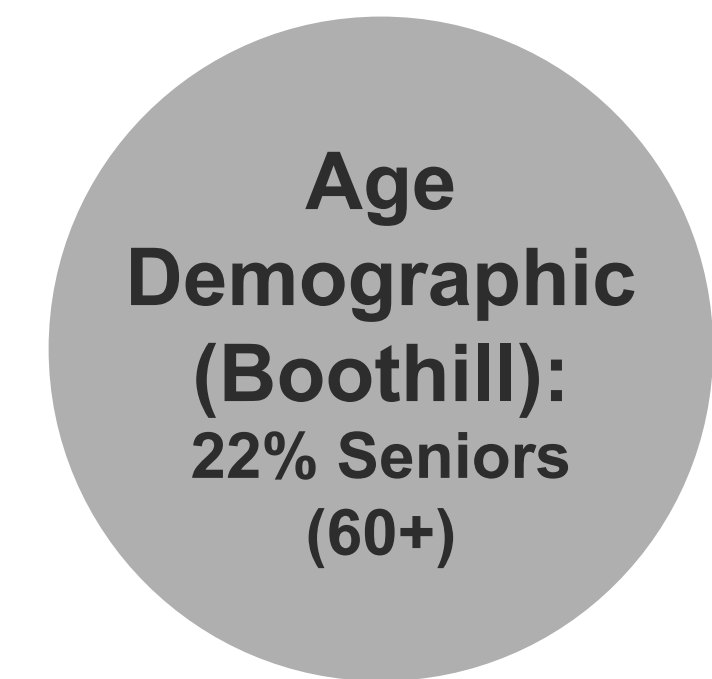
Building Statistics

89 UNITS
-10% Affordable Units
-21% Seniors Housing
-16% Large Families
-53% Small Families / Young Professionals

120 Parking Stalls
(1.35 parking ratio)

2 Amenity Rooms
170sqm of Amenity Space

Daycare
Approximately 450sqm with 6-7 parking stalls



- Common Space
- Stairs and Elevator
- Small Families / Young Professionals (2 Bedroom / 2 Bedroom Plus Den)
- Affordable Housing
- Seniors Units
- Larger Families (3 Bedroom / 3 Bedroom Plus Den)
- Daycare

DEMOGRAPHICS

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