

Pluses add up in Quarry Park

BY JOSH SKAPIN, CALGARY HERALD SEPTEMBER 6, 2013



Maria Teresa Velez, Alejandro Henao and their son Samuel at Boulevard Townes in Quarry Park. The family purchased a townhome within the development (click on the photo for our 10-picture tour).

Photograph by: Don Molyneaux, For the Calgary Herald

For a young couple who are both working in finance, the benefits of moving to a development in Quarry Park quickly added up.

Maria Teresa Velez and Alejandro Henao say there's plenty to like about the southeast Calgary community — and Boulevard Townes, a French Colonial-style townhome project by Birchwood Properties.

The couple bought a three-bedroom unit at the complex, which is now selling in its fourth phase, and are slated to take possession in September 2014.

Birchwood Properties opens sales on a followup project in Quarry Park, called Bristol Townhomes, on Saturday, Sept. 7.

"We felt, it was the right price, the right community and the right townhome for the future of our family,"

says Velez. The couple has a four-year-old son, Samuel, and is originally from Colombia, but has lived in the Atlanta, Ga., area in the United States for the better part of the past decade.

“We are so happy to live in a city that is so family-oriented. There are many opportunities to grow and have a beautiful family and a beautiful life,” says Velez.

“With these townhomes, we found many things that could fit our needs and a potential investment in the long-term.”

Boulevard Townes will have 125 units in two- and three-bedroom floor plans that range from 1,540 to 1,732 square feet.

Velez points to the upside of living near The Market at Quarry Park, a hub with restaurants and shops. Other amenities include the nearby Bow River, and there is also a long-term plan for a recreation centre in the community.

While some Calgary communities neighbouring the Bow River were hit by floods following torrential rain in June, Quarry Park’s design kept the water out.

For Velez and Henao, this was important. “It was successful with the flooding,” she says about Quarry Park. “Their properties were saved due to the engineering.”

In the townhome, the layout gives the couple what they were looking for. Velez says she likes the main floor’s open-concept design.

“They have a lot of space when we have guests. . . . It’s very convenient when moving around, and for day to day life with the family, as well.”

Upstairs, the couple plans to turn one of the two secondary bedrooms into an office — a welcome convenience for Velez and Henao, who both sometimes take their work home.

When either of them want to take a break from their desk, Velez says they can wander to one of the windows and take in the “nice view of nature and the environment close to the river.”

Bristol will boast 35 three-storey units in six buildings. These townhomes offer models with either an attached single-car garage or an attached double-car garage.

The attached single-car garage plans start at \$399,900 before tax. They have two bedrooms, two-and-a-half bathrooms and start at 1,313 square feet.

For the attached two-car garage plans, there are two- and three-bedroom designs with two-and-a-half bathrooms. The total floor plan starts at 1,590 square feet and is priced starting at \$499,900, not including GST.

Rather than having a basement, the ground level of the unit has a flex room, says marketing manager Adele Kerr.

“We are anticipating people will use (the flex room) as a home office because it’s so separate,” says Kerr. “If you had a home business, it would be great to have instead of clients coming to the main house.”

The first and second floors feature nine-foot ceilings. That, along with big windows, “makes them feel a lot bigger,” says Kerr.

“I think that three-storey concept makes the buildings themselves look very grand. They look big and luxurious from the outside, with all the stone and the stucco.”

Bristol will offer views of the river and sits next to a small green space.

Townhome finishes include high-gloss cabinets, granite or quartz countertops and wide-plank laminate or hardwood floors.

Along with Boulevard and now Bristol, Birchwood Properties also developed townhomes in Quarry Park at The Belmont Townhomes.

Kerr says housing demand in the community has been “consistently busy.”

“I think Quarry Park has all the amenities of all the more established inner-city communities. Once they get home, they don’t have to leave — they can walk to everything they need.”

WHAT YOU NEED TO KNOW

Project: Bristol and Boulevard Townes.

Builder: Birchwood Properties.

Developer: Remington Development Corp.

Area: Quarry Park is a community in southeast Calgary.

Price: Townhomes at Bristol start at \$399,900, before tax.

Hours: Show homes for Boulevard Townes are open 2 to 8 p.m., Mondays through Thursdays, and noon to 5 p.m. on weekends and holidays.

Information: Visit birchwoodproperties.ca

THE BUYERS

Alejandro Henao and Maria Teresa Velez.

Background: The couple from Colombia has lived in the Atlanta, Ga., area in the U.S. for most of the past decade.

They both have careers in finance and have a four-year-old child.

When deciding where to buy their home in Calgary, they looked at what was best in the long term for their family and what they saw as a wise investment.

The walkable shops and services in Quarry Park helped the couple decide on a townhome at Boulevard Townes by Birchwood Properties.

The couple are slated to move in September 2014.

QUICK ACCESS

Quarry Park is a southeast Calgary community master-planned by Remington Development Corp.

It provides quick access to the Bow River and features vast green spaces and a pathway system ideal for outdoor living.

The community features single-family homes by Cardel Homes, and multi-family development by Birchwood Properties and Remington Development Corp.

Remington's projects include Champagne and The Gates and Birchwood's are Boulevard Townes and Bristol Townhomes.

The community also boasts a commercial hub with shops and services named The Market at Quarry Park.

For more information about the community, visit quarrypark.ca

BASED IN CALGARY

Birchwood Properties is a single-family and multi-family home builder based in Calgary.

The company's current projects include Bristol Townhomes and Boulevard Townes in the southeast Calgary community of Quarry Park and The Range in Cochrane.

Birchwood also builds single-family homes in Currie Barracks.

Its past projects include Royal Oak Estates, Coachman's Crossing in Wentworth and Access in Cougar Ridge.

For more information, visit birchwoodproperties.ca

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