

SALTON

BY STREETSIDE



Unlock More Than A Home

Salton is made for real life moments. Morning routines, familiar faces, and the comfort of coming home.

A collection of 188 townhomes featuring 2, 3 & 4 bedrooms by StreetSide Developments, a Qualico Company, one of Western Canada's most trusted builders.



Clayton Heights Loved by Locals

Salton is located in the Clayton Heights Neighbourhood of Surrey. Just off of 184th and 73rd where you're surrounded by all the good stuff: schools and childcare nearby, parks for weekend hangs, and rec centres that make rainy days easy. And with the SkyTrain on the way, getting around is only getting better. It's Surrey living with zero hassle and all the perks.





EAT + DRINK

1. Duke's Fine Ice Cream
2. Denji Sushi Japanese
3. Dublin Crossing Irish Pub
4. Black Tiger Coffee Co.
5. Boston Pizza
6. Haven Kitchen + Bar
7. Camp Beer Co.
8. Trading Post Brewery + Tasting Room

SHOP LOCAL

9. Guildford Town Centre
10. Kings Crossing Shopping Centre
11. Willowbrook Shopping Centre
12. Fleetwood Park Village

DAILY ESSENTIALS

13. T&T Supermarket
14. Save-On-Foods
15. Nielsen's Your Independent Grocer
16. H-Mart Langley
17. Shoppers Drug Mart

LEARN + GROW

18. École Salish Secondary
19. Regent Road Elementary
20. Clayton Heights Secondary
21. Lord Tweedsmuir Secondary
22. Hazelgrove Elementary
23. Adams Road Elementary
24. BrightPath Clayton Hills Child Care
25. Kwantlen Polytechnic University

PLAY + MOVE

26. Cloverdale Recreation Centre
27. Cloverdale Sport & Ice Complex
28. Cloverdale Fairgrounds
29. Project Climb Cloverdale
30. Bill Reid Millennium Amphitheatre
31. Anytime Fitness
32. Clayton Community Centre







A2/A2a

2 Bedroom + Den
1,268 - 1,280 sf

SALTON



A2b

2 Bedroom + Den
1,399 sf

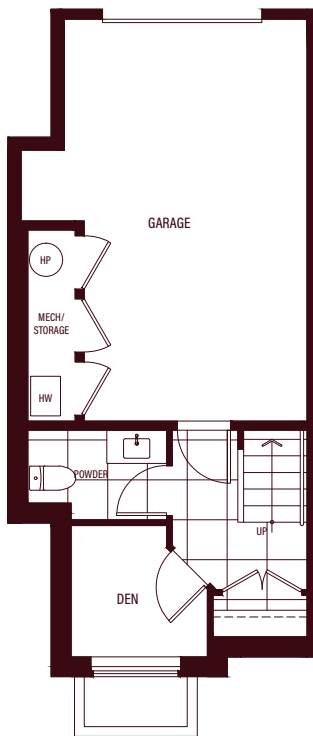
SALTON



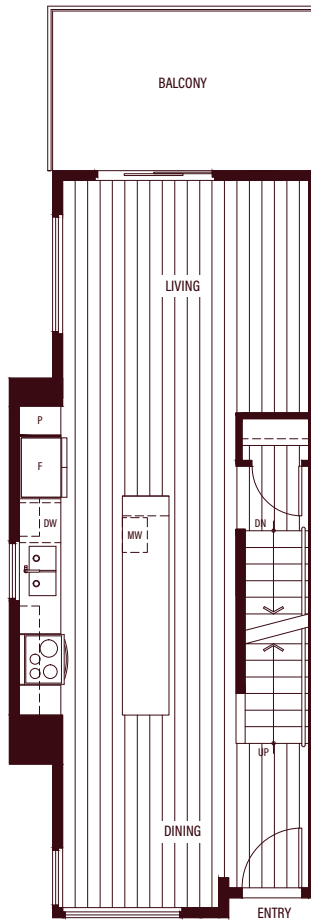
A4

2 Bedroom + Den
1,293 sf

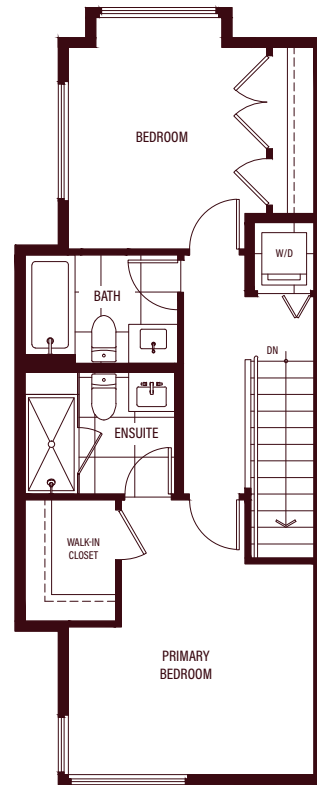
SALTON



LOWER



MAIN



UPPER

B4

4 Bedroom + Flex
1,705 sf

SALTON



B4a/B4b

4 Bedroom + Flex
1,719 sf

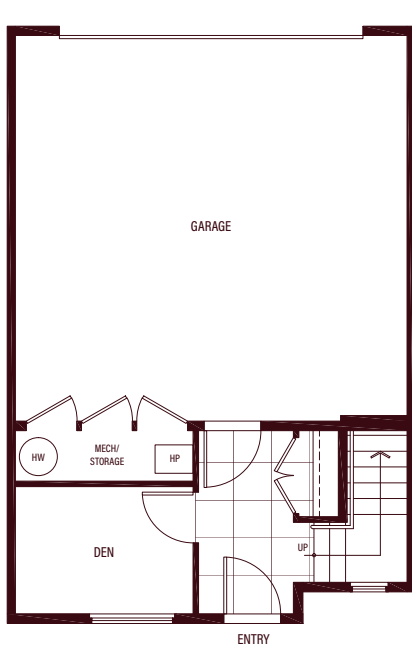
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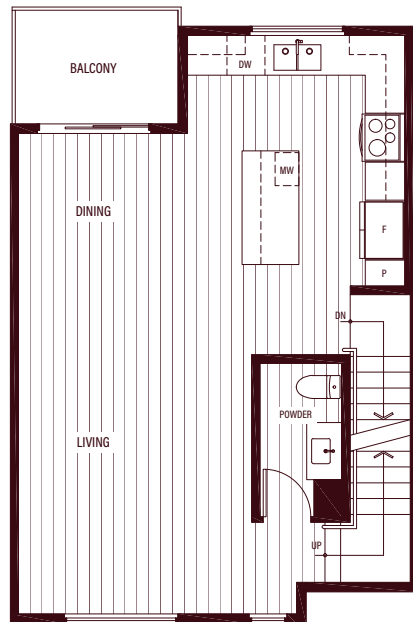
C6/C6a

3 Bedroom + Den
1,478 - 1,489 sf

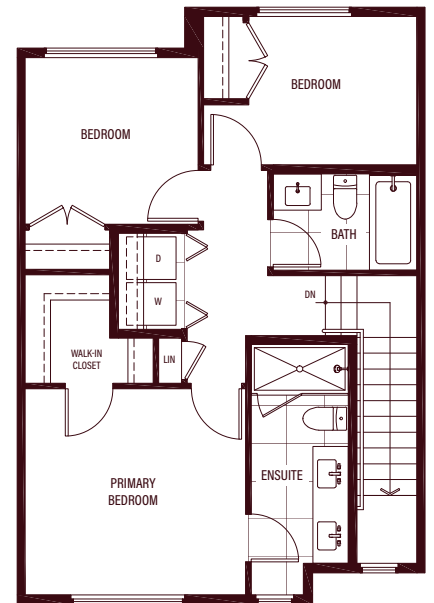
SALTON



LOWER



MAIN



UPPER

C7/C7a

3 Bedroom + Den
1,478 - 1,489 sf

SALTON



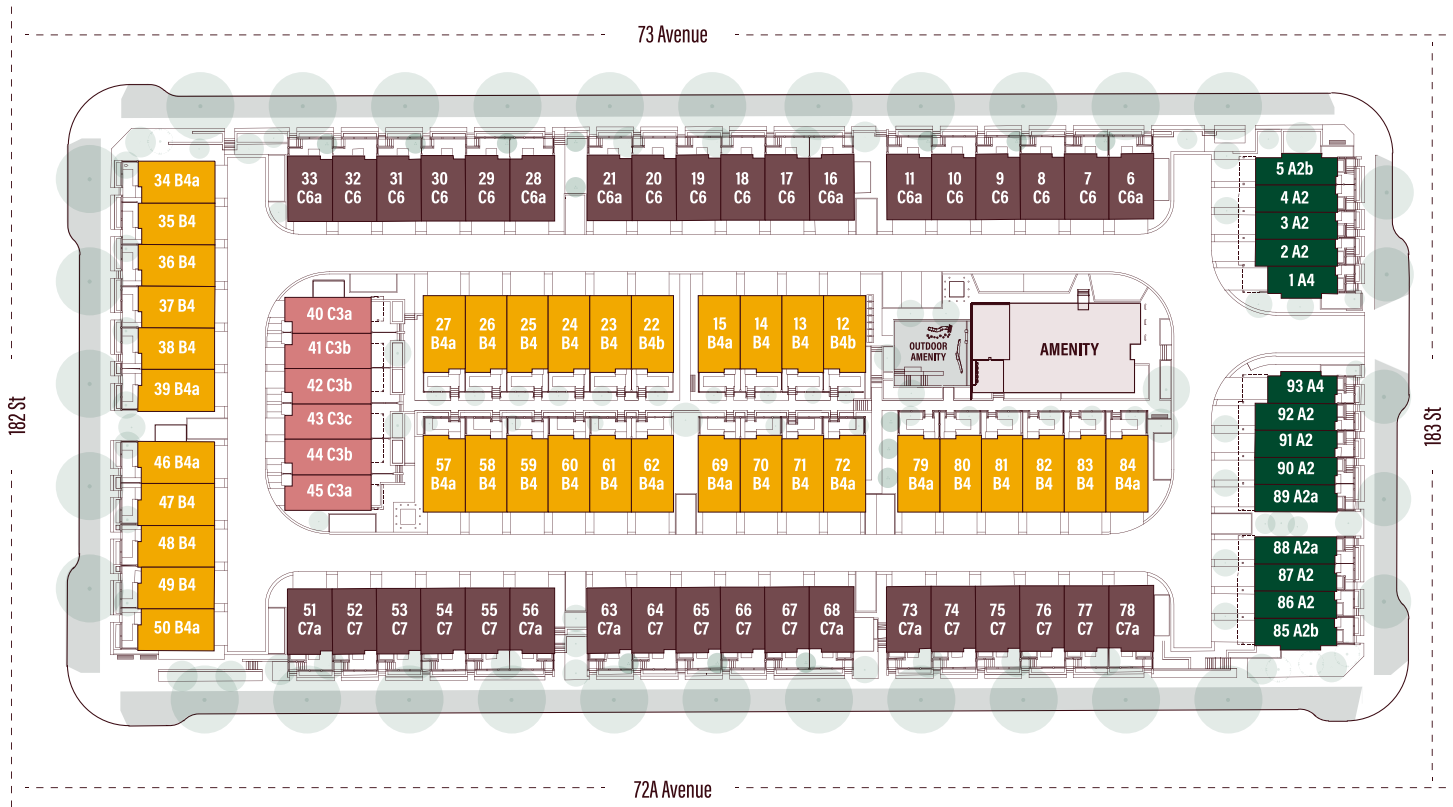
LOWER

MAIN

UPPER

Site Plan

SALTON



Features

SALTON

SETTING

- A thoughtfully planned townhome community in Clayton Heights
- Easy access to Fraser Highway and Highway 1 for everyday commuting
- Walking distance to the future Surrey-Langley Skytrain Station extension, with an estimated completion in 2029
- Directly across the street from École Salish Secondary School, with Regent Road Elementary, Clayton Heights Secondary, and Hazelgrove Elementary just minutes away
- Saltbox-inspired architecture with hardie panel exterior facades, board and batten detailing, and black-framed windows
- Private patios or balconies with beautifully landscaped surrounding common areas
- A centrally located 5,330 sq.ft. amenity building featuring a party room and kitchen, fitness studio, spin studio, games room, yoga space, and dedicated work zone

ESSENTIALS

- Two interior colour schemes offer a subtle layer of choice: Linen and Onyx
- Durable laminate wood floors throughout main living areas, with soft wool broadloom carpet in bedrooms, upper hallways, and stairs
- Convenient powder rooms on the main floor (some homes)
- Electric hot water heater and forced air high-efficiency heat pump for heating and cooling
- Airy 9' ceilings on the main floor with roller shades throughout
- LG front load washer and dryer on upper floor

KITCHEN

- Premium stainless steel appliance package:
 - LG induction slide-in range
 - LG 36" French door fridge with bottom drawer freezer, ice and water
 - GE microwave oven with trim kit
 - LG wifi-enabled dishwasher
 - AVG insert hood fan
- Durable, easy to clean quartz countertop
- Contemporary slab or shaker flat panel cabinets with wood laminate accents complete with soft-close doors and drawers
- Richelieu pull-out recycling centre
- Double bowl undermount stainless steel sink with Moen single handle pull down faucet
- A layered lighting scheme with pot lights, pendant island fixtures and under-cabinet lighting

BATHROOM

- Contemporary slab or shaker flat panel cabinets
- Durable, easy to clean quartz countertops paired with an undermount sink and Moen fixtures in brushed nickel or matte black
- Porcelain tile flooring and tub and shower surrounds
- Minimalist soaker tub with Moen fixtures in brushed nickel or matte black in main bathroom
- Eco-friendly dual flush toilets throughout
- Spacious ensuite featuring a concealed medicine cabinet, large mirror, frameless glass shower, and Moen shower fixtures in brushed nickel or matte black

LITTLE COMFORTS

- USB outlet conveniently located in the kitchen island
- Media ports for telephone, data and cable
- Hardwired smoke and carbon monoxide detectors for added safety in all homes
- All homes built to meet BC Energy Step Code 3
- Upgrade option available for EV charging
- Rentals permitted for those looking to invest
- Comprehensive 2-5-10 Home Warranty coverage by WBI, including:
 - 2-Year Material & Labour Warranty
 - First 12 months: coverage for any defects in material and labour
 - First 15 months: coverage for any defects in materials and labour in the common areas
 - First 24 months: coverage for any defect in materials and labour supplied for electrical, plumbing, and HVAC systems
 - 5-year Building Envelope Warranty
 - 10-Year Structural Defects Warranty

TEAM

- Developed by StreetSide Developments—A Qualico Company, recognized as the largest, privately held integrated Real Estate company in Western Canada with over 75 years of experience
- Timeless coastal architecture designed by Ekistics Architecture
- Inspired interiors by Ross & Company

StreetSide Developments BC

StreetSide is part of the Qualico family of companies, with construction and development roots running over 75 years deep. Founded in 1951, Qualico is one of Canada's oldest and most reputed real estate companies, and is today the largest, fully integrated, privately owned real estate company in Western Canada. It's also one of the rare family-owned companies that remains in the hands of its original founding family, growing with every generation according to the values that led to its success.

Ekistics | Architect

Ekistics is a respected architectural firm recognized for creating well-planned residential communities that balance livability, efficiency, and long-term value. Their work is rooted in thoughtful site planning and a deep understanding of how homes fit into their surroundings. At Salton, Ekistics brings this experience to life through architecture that feels cohesive and enduring, supporting everyday living while contributing to a strong, connected neighbourhood.

Ross & Company Interiors | Interior Design

With years of experience designing homes across Western Canada, Ross & Company Interiors is known for crafting interiors that are both timeless and highly livable. Their approach focuses on clean lines, warm materials, and functional layouts that elevate the everyday. For Salton, Ross & Company Interiors designed spaces that feel calm, intuitive, and welcoming, ensuring each home is as comfortable as it is refined.

StreetSide

A QUALICO® Company

liveatsalton.ca

778.547.9875

info@liveatsalton.ca

In a continuing effort to improve our homes, the developer reserves the right to make changes, modifications, or substitutions to the building design, specifications, and floor plans' area or layout should they be necessary. Final floor plans may be a mirror image of the floor plans shown, please see architectural drawings for exact home floor plan. Square footage and room sizes are based on the preliminary survey measurements. Sizes are approximate and actual square footage may vary from the final survey and architectural drawings. E&OE.