

Brighton  
VILLAGE  
RENTALS  
— wren —



# THE WREN

The first of several buildings to come within Brighton's vibrant Village Centre, the Wren sets the stage for an innovative 14-acre complex of townhomes, apartments, office, and high-street retail. This 121-unit purpose-built rental apartment features thoughtful resident amenities, and beautiful, bright suites with high quality materials throughout. Enjoy the perks of a modern apartment with keyless entry, underground heated parking, and well-appointed units. Premium materials and neutral palettes allow you to bring your own style into your space.

## Building Features:

- Underground parking
- Elevator
- Secure keyless building access
- 24hr video surveillance
- Fitness center
- Parkade storage lockers
- Parkade bike storage
- Dog relief area

## Suite Features:

- Air conditioning
- Quartz countertops
- Stainless steel appliances
- Vinyl plank flooring
- 4pc bathroom
- Washer/Dryer
- Patio/Balcony
- Individual air handling
- Window coverings

## Prices, leasing, and incentives:

- 6 to 18 month leases
- Competitive rates
- Rent includes heat and water

## Pet Policy:

- One-time non-refundable pet fee; \$300 per pet or \$550 for 2 pets
- Max 2 pets. Cats and dogs only
- Pets only permitted on the first and second floor
- Dog size must be under 15" from their shoulder to the ground.
- Breed restrictions are in effect and subject to change
- No caged animals or aquariums



Water and heat included in your rent means one less thing to worry about. Always be comfortable even if your neighbour keeps his thermostat at just below freezing.



Find current availability at  
[brightonrentals.ca](https://brightonrentals.ca)



With a variety of 1- or 2-bedroom suites available, including accessible options and corner units, finding the right fit is easy.



\*All dimensions and floorplans are approximate. Sizes and specifications are subject to change.



## 1 BEDROOM

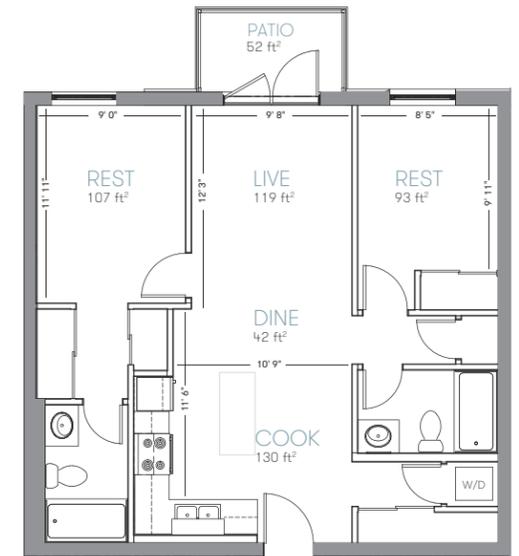
1 Bed + 1 Bath | up to 591 sq.ft.

\*Smaller closet in some floorplan variants



## 2 BEDROOM

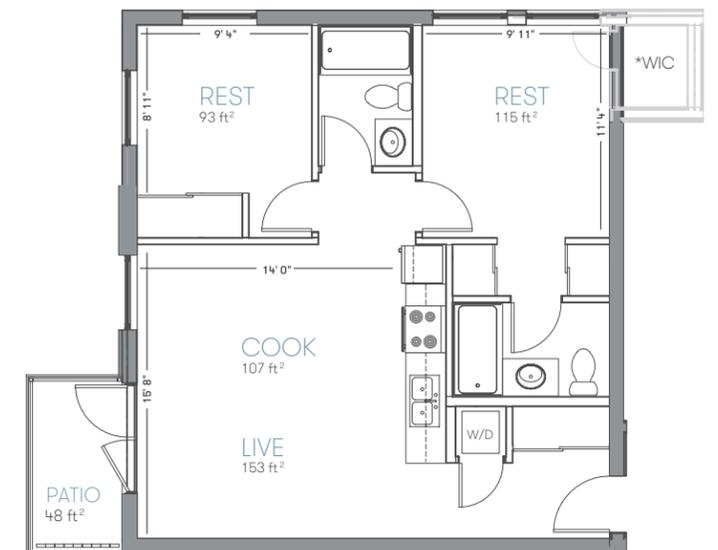
2 Bed + 2 Bath | 796 sq.ft.



## 2 BEDROOM CORNER II

2 Bed + 2 Bath | 806 sq.ft.

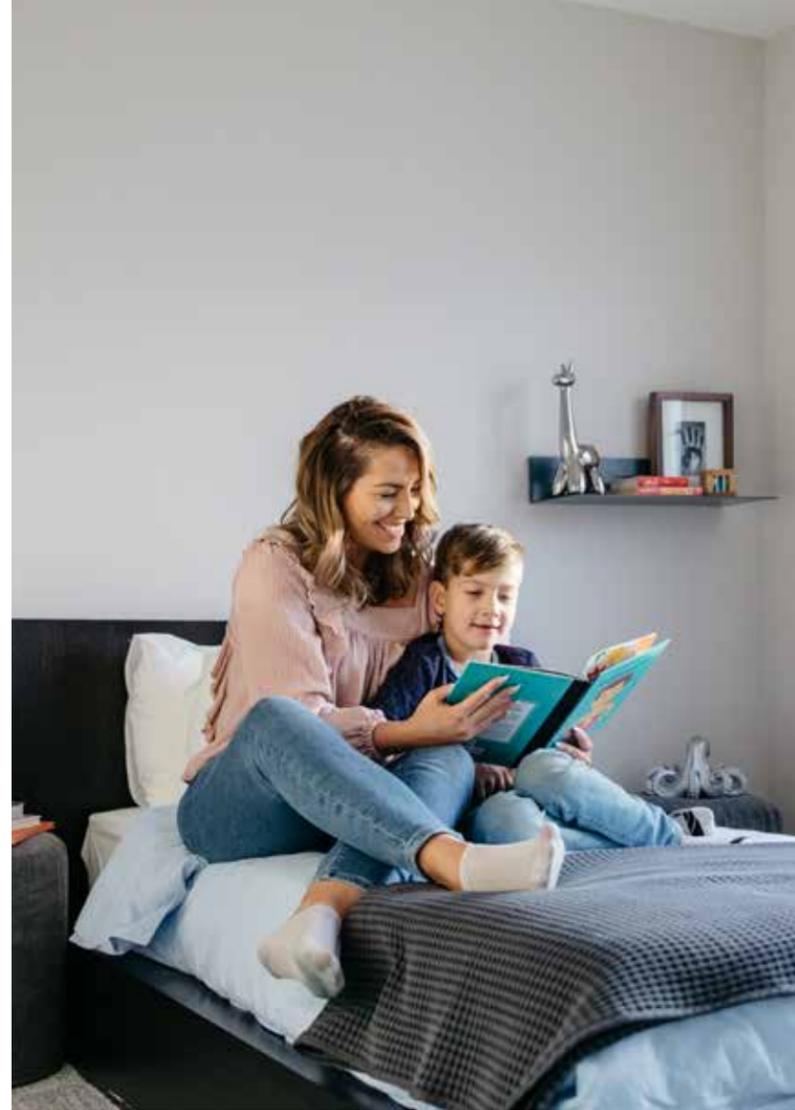
\*Additional walk-in closet in some floorplan variants



View all layout options at [brightonrentals.ca](http://brightonrentals.ca)

A photograph of a white dog with brown patches sitting on a light-colored sofa. The dog is looking directly at the camera. To the left of the dog is a large, round, beige cushion with a fan-like pattern. To the right is a grey and white patterned blanket. In the foreground, there is a dark wicker stool. The background shows a white wall with a dark shelf holding a silver object.

Brighton  
VILLAGE  
RENTALS  
— towns —



# THE TOWNS

Brighton Village Rentals' purpose-built townhomes are the next step in the development of Brighton's vibrant Village Centre, an innovative 14-acre complex that also includes apartments, office and high-street retail. With units that feature contemporary architecture, larger square footages, an attached garage, and outdoor living space, they're the perfect steppingstone when you're looking for more space but not yet ready to own. Enjoy the perks of a modern home with privacy and space for you and your vehicle.

### Suite Features:

- 1-2 car drive-under garages
- Covered front porches
- Second-floor balcony
- Open concept floor plan
- Principle ensuite and walk-in closet
- Quartz countertops
- Stainless steel appliances
- Luxury vinyl plank flooring
- Roll down window coverings
- Washer/Dryer on upper floor
- Air conditioning
- Individual air handling
- Access to apartment fitness center

### Prices, leasing, and incentives:

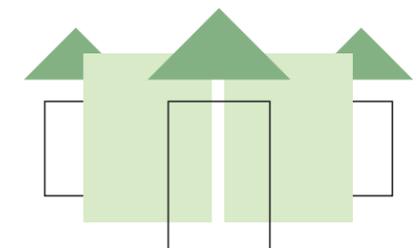
- 6 to 18 month leases
- Competitive rates
- Rent includes water

### Pet Policy:

- One-time non-refundable pet fee of \$300 per pet or \$550 for two pets.
- Max 2 pets. Cats and dogs only
- Dog size must be under 15" from their shoulder to the ground.
- Breed restrictions are in effect and subject to change
- No caged animals or aquariums

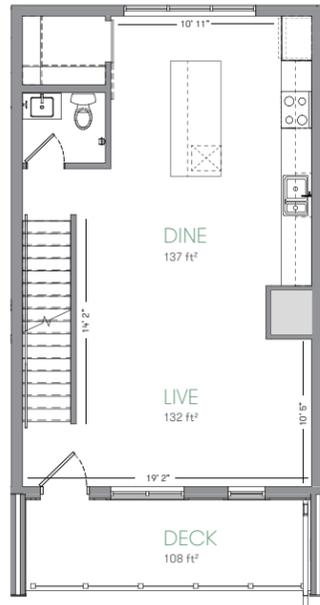
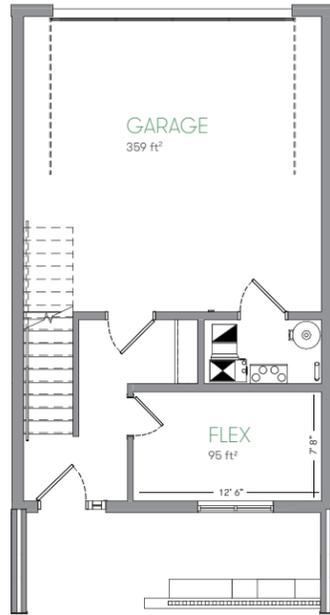


Oversized windows ensure natural light is plentiful within each suite and second floor balconies allow residents to enjoy the best of the summer season.

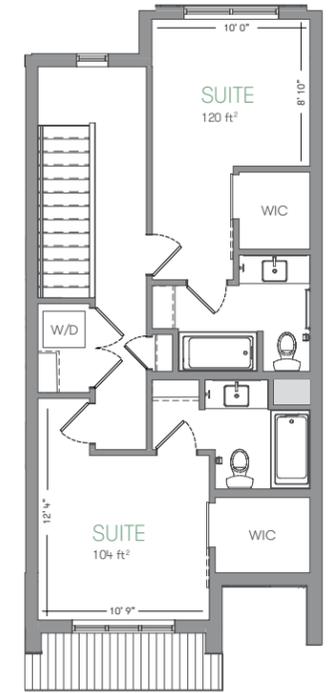
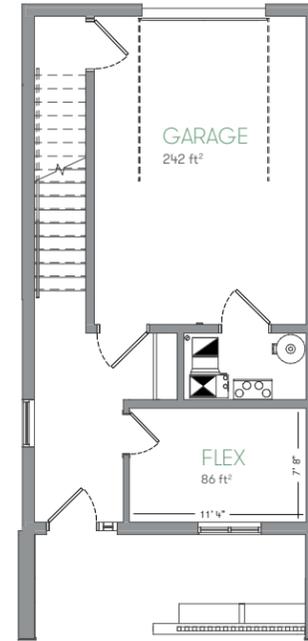


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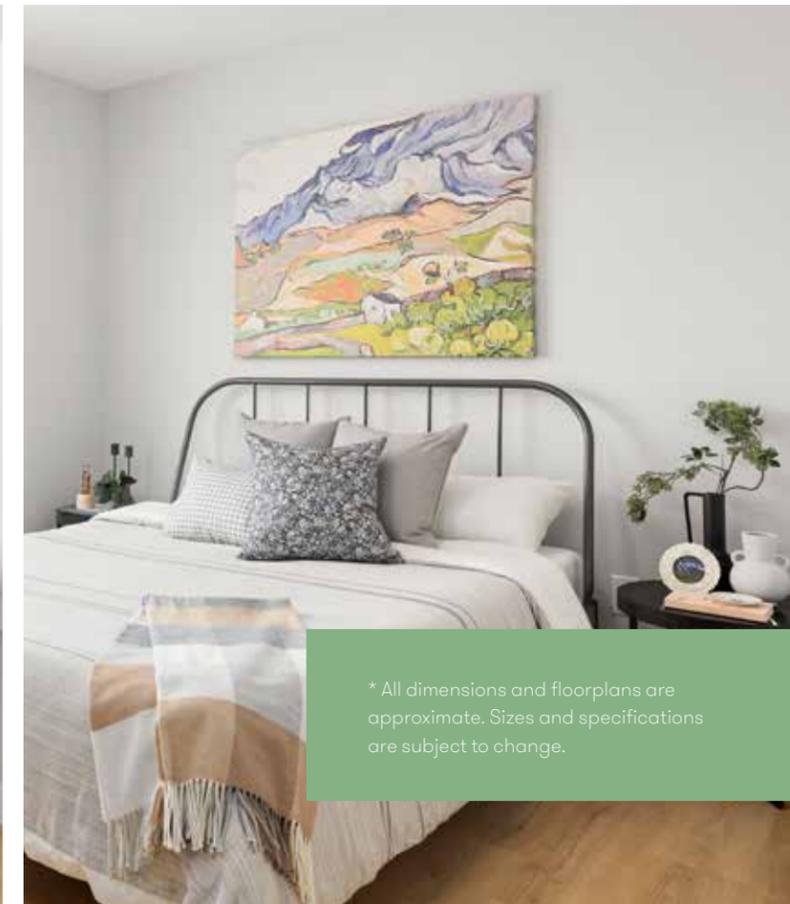
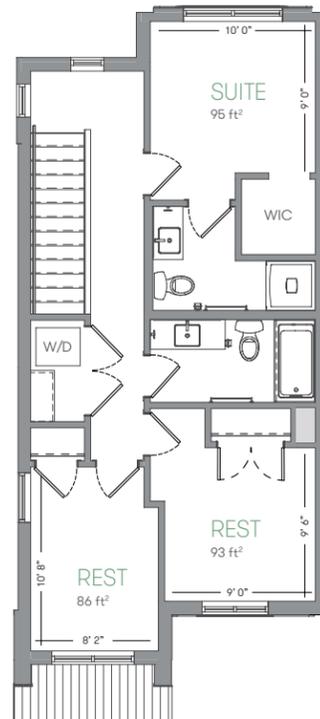
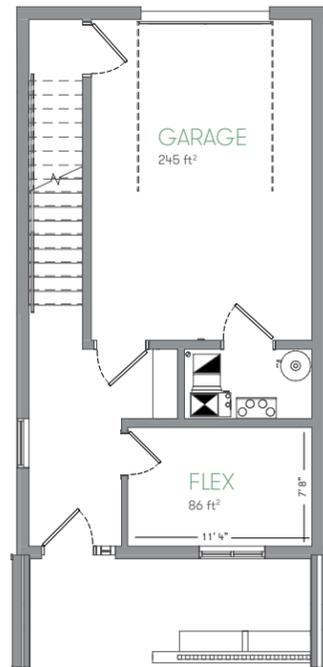
**2 CAR - 3 BED**  
3 Bed + 3 Bath | 1558 sq.ft.



**1 CAR - 2 BED**  
2 Bed + 3 Bath | 1453 sq.ft.



**1 CAR - 3 BED**  
2 Bed + 3 Bath | 1453 sq.ft.



\* All dimensions and floorplans are approximate. Sizes and specifications are subject to change.

# Brighton

## LIVE WHERE YOU WORK AND PLAY

Brighton is a visionary community designed to connect residents with neighbours and nature. Vibrant public spaces, picturesque walkways, inclusive and varied green spaces complimented by timeless, quality architecture, thoughtfully planned streetscapes, and diverse wetlands are what truly define the character of Brighton.

With close proximity to a number of neighbouring communities, a park every 400 metres, grocery store, shopping, and future schools, Brighton is the perfect place to call home.

## PARKS SYSTEM

With over 82-acres of parks, and 41-acres of protected wetlands, nature and play are woven into the fabric of this community. Brighton's Core park is a 23-acre hub where the entire family can play, relax and connect. With Saskatoon's first fully accessible playground, an outdoor amphitheater, boardwalk, spray park, and challenge course there is something for everyone to enjoy. Walk the tree lined pathways on your way to one of five unique pocket parks ensuring you'll never be far from an incredible park.

## BRIGHTON MARKETPLACE

At the intersection of College and McOrmond Drive all the amenities you need are at Brighton's doorstep. With over 235,000 square feet of retail, the Marketplace is home to convenient shops, great restaurants, essential health services and fantastic entertainment. Retailers include Wilson's Lifestyle Centre, Landmark Cinemas, Save-On Foods, The Keg and Saskatchewan's first Crumbl Cookies!

## BRIGHTON VILLAGE CENTER

At the center of all the action, the Village Centre is a unique mix of residential apartments and townhomes, office space and retail amenities. Coming soon - The Common's features 9,000 square feet of retail perfect for a bakery, coffee shop, fitness studio, hair salon, pub or convenience store.



# THE DREAM DIFFERENCE



## Worry-free living

No mortgage to manage, low-maintenance outdoor living, and a trusted team to take care of repairs on your behalf, living in a rental is living life lighter.

## Lease durations

Customize your lease with term options ranging from 6 to 18 months. Ensuring you can choose the length that's right for you.



## Trusted Management

All our properties are backed by an experienced property management team. Expect exceptional professionalism and care in every interaction.

## User-friendly app

The convenient MyCafé tenant portal allows you to submit requests, access your rental documentation, hear about upcoming events, and pay your rent safely and securely.



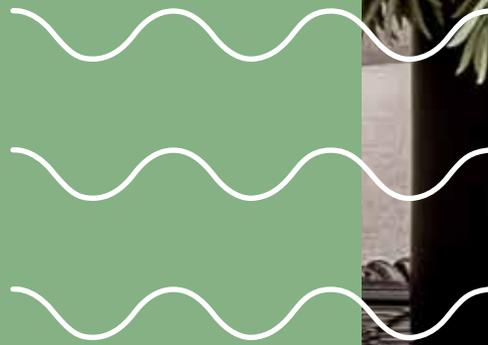
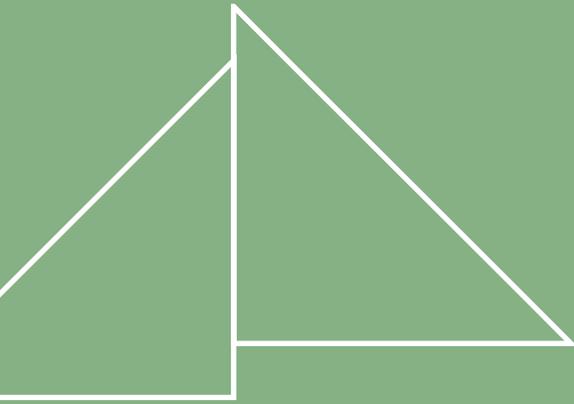
## Quality

Our suites are built to the latest high efficiency standards with high end, durable finishings. Plus, control your comfort with individual heating and cooling systems.

## Wet noses welcome

All our properties are pet friendly ensuring your dog or cat will always feel as at home as you do. Never fret again about pet policies when transferring between properties.

\*Some conditions and limits may apply



brightonrentals.ca

306.203.6302

 Brightonrentals

**dream** 

**Colliers**  
INTERNATIONAL