



Miracon Development: Miranda Estates

AWARD-WINNING CONDOS AND COMMUNITIES

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The JW Marriott Parq Hotel in Vancouver set the stage for an evening of celebration Sat., May 4, as the Homebuilders Association Vancouver (HAVAN) unveiled the winners of the prestigious HAVAN Awards for Housing Excellence. Distinguished guests from across the industry gathered for this exclusive event, which recognized excellence in new-home construction, renovation and design projects throughout Metro Vancouver.

Two major winners of the 2024 competition were Miracon Development for Mirada Estates and Zenterra Developments Ltd. for the Newbury, Camden and Windsor

projects. Miracon Development clinched the title of GRAND HAVAN Single-Family Home Builder of the Year with 14 nominations and 10 wins, while Zenterra Developments was honoured as GRAND HAVAN Multi-Family Home Builder of the Year with nine nominations and four wins.

MIRADA ESTATES SINGLE-FAMILY HOME DEVELOPMENT

Mirada Estates offers a unique blend of modern luxury and practical design, perfect for both move-up families and downsizer couples. These custom-crafted, two-storey single-family homes showcase sharply pitched roofs, distinctive board-and-batten cladding, and stylish black trim. The welcoming front porch and modern oversized entry door invite you into a professionally landscaped yard, contributing to the attractive streetscape.

Spanning 2,803 to 3,043 sq. ft., the open-concept floorplans feature 10-ft. ceilings, wide-plank hardwood flooring on the main level, and large windows that flood the space with natural light. The stylish kitchens boast black and white cabinetry, Caesarstone countertops, and an apron sink, while the living area centres around a cosy fireplace with a quartz surround and custom mantel.

The primary suites offer a sanctuary with vaulted ceilings, window seats and spa-inspired ensuites featuring freestanding tubs and frameless glass showers. Additional amenities include a versatile den, convenient laundry near bedrooms, and a spacious rec room for work or play. A bonus feature is the spacious, self-contained two-bedroom basement suite, which serves as a mortgage-helper.

Energy-efficient construction details ensure comfort and

sustainability, with high-performance windows, a Navien tankless water heater, and a high-efficiency furnace. The detached double garage includes provisions for an electric car charger, and the home features soundproofing and durable Hardie siding.

CAMDEN CONDOMINIUMS

Zenterra Development's Camden project is ideal for modern living. This 891-sq.-ft., two-bedroom, two-bathroom unit is designed for maximum storage and efficiency. The kitchen is zoned for seamless food preparation, convenient storage and easy clean-up, featuring a large island perfect for multiple cooks, casual dining, or entertaining. The layout enhances the vital 'kitchen triangle' and offers a covered deck just steps away.

Key features include a single-bowl undermount sink, custom closet organizers and energy-efficient

Samsung stainless-steel appliances. The main bath and ensuite boast frameless glass showers and ample storage. Modern amenities such as Cat5 wiring for internet, phone and TV, electric baseboard heating, LED lighting, hardwired smoke detectors, CO2 monitors and fire sprinklers ensure safety and convenience. The home is pre-wired for a security system and includes a gas BBQ hook-up on all balconies and patios.

Aesthetically, the condominiums feature a soft grey and white colour palette, handle-free upper kitchen cabinets, soft-close doors and drawers with sleek black handles, polished solid quartz countertops and black pendant lighting. The durable wide-plank laminate flooring in blonde oak complements the soft plush carpeting in the bedrooms. The bathroom offers shaker-style cabinetry, porcelain undermount sinks with quartz countertops and

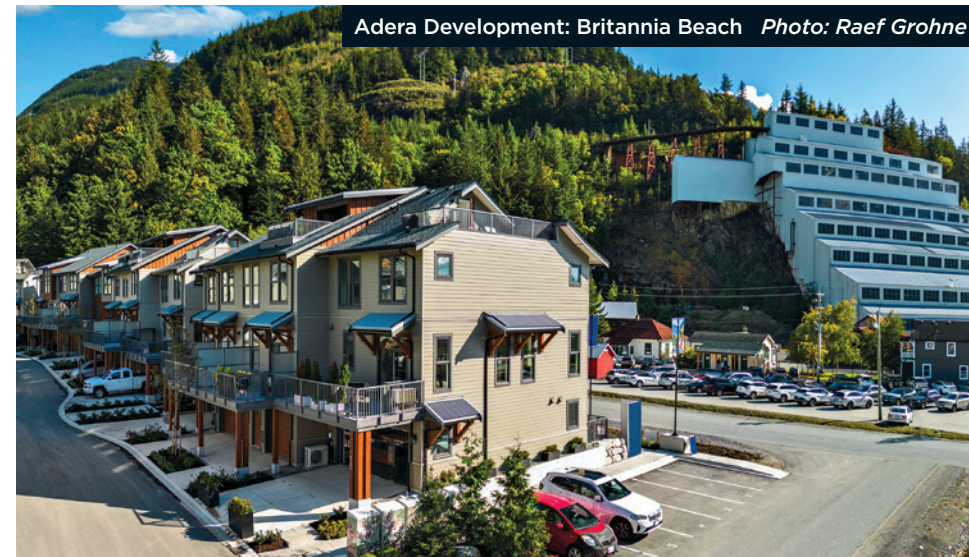
large-format tiled floors and shower walls for a modern touch.

BRITANNIA BEACH TOWNHOMES

Another notable project is Adera Development's Best Townhouse/ Rowhome Development, Britannia Beach, which combines 73 modern townhomes with 11 restored 100-year-old mining buildings to create a vibrant commercial village. This community embraces West Coast living at its finest, featuring panoramic ocean and mountain views, stone and wood exteriors that echo the area's rich heritage and open floorplans with high ceilings and oversized kitchens. The townhomes feature pre-wired security systems, flex rooms and entertainment-ready roof decks, some designed for year-round use.

With amenities such as community gardens, fitness centres, and direct trail access, this community is not just a residence but a retreat, offering a blend of natural beauty, historical significance and contemporary comfort in British Columbia's awe-inspiring Sea-to-Sky corridor.

The 2024 HAVAN Awards for Housing Excellence showcased these standout projects and underscore the innovation and quality that define Metro Vancouver's homebuilding industry. The winners exemplify the highest standards in design, functionality, and sustainability, setting a benchmark for future developments. To view all 2024 HAVAN Awards for Housing Excellence winners, visit havan.ca/awards.



Adera Development: Britannia Beach Photo: Raef Grohne



Zenterra Developments: Camden

Representing the home building industry in Metro Vancouver since 1974, the Homebuilders' Association Vancouver (HAVAN), a not-for-profit society is proudly affiliated with the provincial and national Canadian Home Builders' Associations. Visit www.havan.ca Follow Ron @HAVANofficial or email ron@havan.ca

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