



The sleek and environmentally aware Sage homes at UBC Wesbrook are designed to meet UBC's residential environmental assessment program. Green features include engineered wide plank hardwood flooring; Dada panelled kitchens from ItallInteriors; and EcoSmart open-flame fireplaces that burn safe, smokeless, denatured ethanol.

The Sage

The luxury Sage condominiums and townhomes by Kenstone Properties at UBC's Wesbrook are being designed to meet the exacting environmental standards under the university's REAP (residential environmental assessment program) initiative.

Fortunately, that proved no problem for Merike Lainevool of Kodu Design in Vancouver. For the Sage interiors, Lainevool specified such environmental touchstones as Energy-Star rated appliances, dual flush toilets, 100 per cent wool carpets, engineered wideplank hardwood floors, recycling centres, and low-VOC paints and sealants. Lainevool also sifted through the field of green for some truly innovative treatments to make a sustainable design statement at Sage.

Appliances in the Italian-designed and environmentally manufactured Dada and kitchens, for instance, virtually disappear behind wood cabinets, creating a more open, efficient space.

One of Lainevool's picks is an ideal concept for homeowners to steal: EcoSmart big-flame, no-wires, no-flue fireplaces.

"Stealable" green ideas from Sage

- EcoSmart flueless fireplaces that safely offer real flames in a portable unit.
- 100 per cent wool carpets are an attractive green flooring choice.
- Back-painted tempered glass backsplashes that can be bought in stock designs or custom ordered for around \$30 per square foot.
- General Paint's new Master Paint Institute Level 3 environmental paint, known as "Z Coat Paints," are manufactured locally.
- Panelled kitchens with no VOCs or formaldehyde used in the manufacturing are available.
- Home recycling centres can look great, and aid the environment.

Sage: By Kenstone Properties. Interior design by Kodu Design Vancouver; Dada kitchen by ItallInteriors, Vancouver.



EcoSmart burns smokeless ethanol and can be safely put anywhere, Lainevool explained, and is ideal for condominiums. In the Sage townhomes, she recommended sleek, wall-mounted electric fireplaces, about the size of a flat-screen TV.

UBC's REAP called for appliances with very low water use. The answer was a Blomberg dishwasher and a choice of washing machine models from either Blomberg or Samsung, each of which uses about 62 litres of water per wash or about 30 litres less than conventional units.

While Lainevool "loves the look" of granite and other natural countertop materials, she chose HanStone for Sage. HanStone, an engineered quartz material, doesn't need sealing, is non-porous and withstands heat, she explained, and offers consistent patterns and colours.

Sustainable still needs sizzle, seen in Lainevool's use of a back-painted glass backsplash, an easy-clean designer touch that could work in many home makeovers, and classic-styled Motegi Estate faucets by California-based Pioneer Corp., among the green products Lainevool tracked through Vancouver-based Sustainable Solutions International.

Uber-contemporary Nuda sinks by Flamina, from Cantu, are specified for the limestone-tiled bathrooms.

When complete, Sage will provide some of the most environmentally conscious homes in Canada, proving that merging high sustainability standards with a modern aesthetic is possible in today's home makeover market. 

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The Sage



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