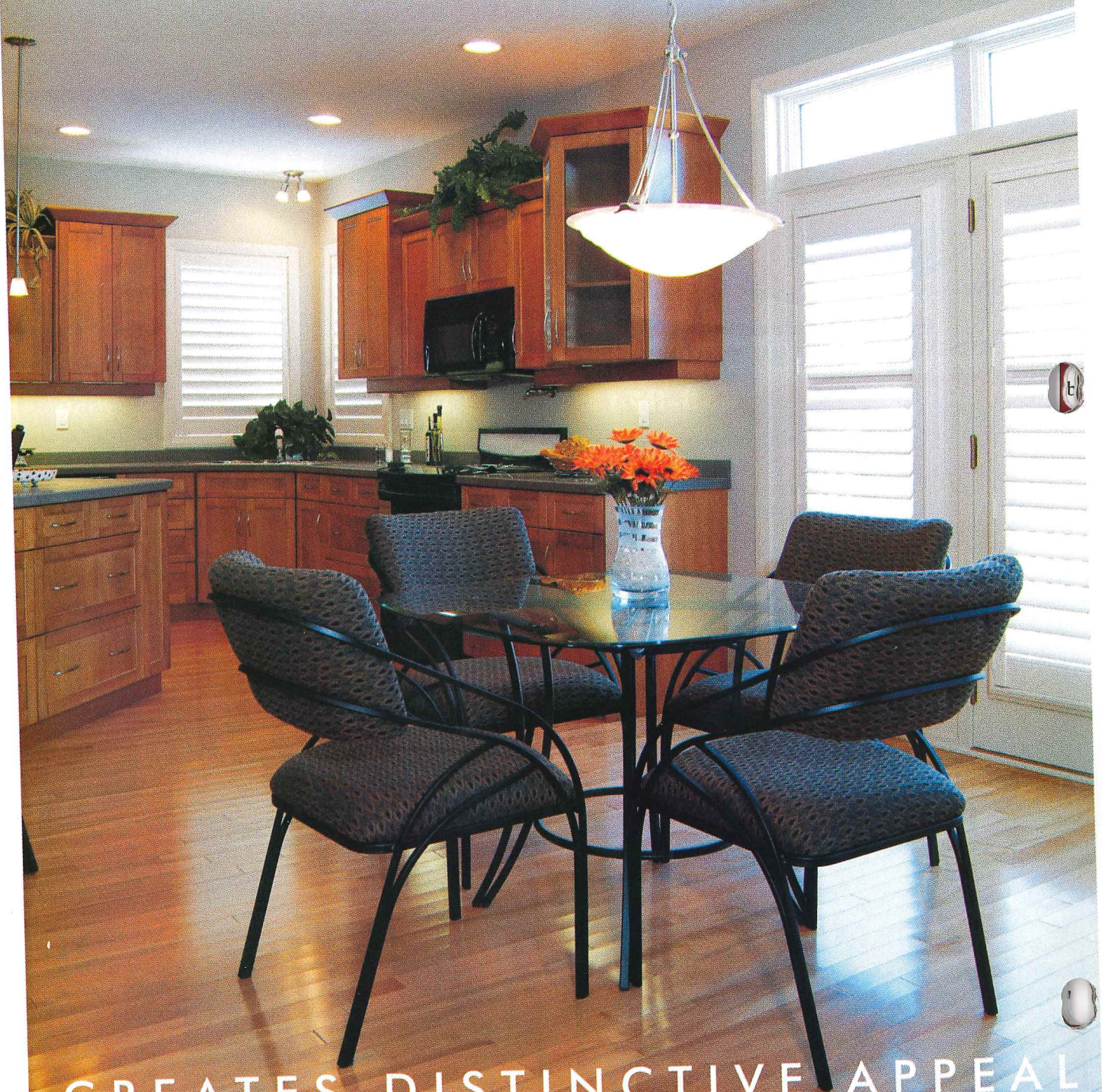


SCANDINAVIAN DESIGN



CREATES DISTINCTIVE APPEAL

By Judy Liebner

WHEN MIKE AND MILENA HARASYM begin planning the design of a new home, they pretend they're building it for themselves. They devise a floorplan with easy traffic flows, plenty of storage space and vast amounts of natural light.

"We tend to treat every plan as if we would live in it," says Michael Harasym, president of Harasym Developments. "We look at every plan well before we build it and we make sure it flows and it's something we could live in."

Milena Harasym, Michael's wife and an interior design consultant, says they each select elements they would enjoy in a new home. She's partial to large kitchens and family rooms since those are the rooms in which active families spend the most time.

The Harasym's, who build mainly for move-up and move-down buyers, are known for being adventurous with their model homes. One home in Richmond Hill was designed according to the principles of feng shui, while another featured a barn-board finish in the family room. The Harasym's also recently completed a home in Richmond Hill with a timber-frame great room.

The couple likes to develop new designs continually, Milena says. "I like to steer away from making identical copies.. I think each home should be individual and unique."

The couple's 1 1/2-storey model home in the Neighbourhoods of Sunningdale is a new plan that is inspired by a model home the Harasym's had seen in Michigan. Its exterior is an attractive two-toned grey stucco-and-brick combination with a palladium window incorporated into a columned entry.

Inside, the 3,283-square-foot home is an interesting juxtaposition of straight and curved lines. A two-storey foyer with 18-foot ceilings leads into a dramatic great room where two enormous palladium windows create a focal point. Between the windows, a large mirror with a rounded top reinforces the curved lines of the windows.

Reflected in the mirror is an unusual staircase made of straight spindles with geometrical accents. Pendant lights follow the lines of the staircase, drawing the eye upward to the second floor.

One of the most impressive features of the home is its emphasis on natural materials, including birch floors and doors throughout the main floor. The home embodies a Scandinavian appeal, which is underscored by the clean, straight lines evident in the cove mouldings, baseboard and trim. The colours of dove grey and cream emphasize the sense of flow from one room to another.

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Top: The Maple Shaker-style cabinets by Jem Dor Woodcraft enhance the design of the kitchen.

Second: The unique staircase features straight spindles with geometrical accents.

Third: Enormous palladium windows create a focal point in the great room.

Bottom: The kitchen features a large centre island with a breakfast bar.

SCANDINAVIAN DESIGN

CREATES DISTINCTIVE APPEAL



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Milena, who decorated the home, chose furnishings in mellow earth tones from Goudies Furniture in Strathroy. The great room seems surprisingly intimate with its tan leather sofa and loveseat grouped around a maple-and-glass coffee table. A contemporary area rug in shades of fawn, cranberry and green, and floral paintings by local artist Laurie Seaman, add splashes of colour.

The kitchen, which was designed by Jem Dor Woodcraft, is separated from the great room by two columns. It features a large centre island with a breakfast bar, a walk-in pantry and maple Shaker-style cabinets of staggered heights. A spacious laundry room and a powder room are conveniently situated nearby.

At the front of the house, a formal dining room is furnished with a contemporary maple dining suite. Across the hall, a den with generous proportions features built-in bookcases and a comfortable window seat that overlooks the front yard. A leather club chair and ottoman enhance the room's sense of cosiness.

The home also features a large main-floor master bedroom and ensuite bathroom for optimum accessibility. Inspired by model homes in Florida, the bathroom features a soaker tub, a luxurious glassed shower, textured ceramic tile and a double vanity finished with a vanilla glaze. The commode is located in a separate room.

On the second floor, a long closet with birch doors lines the hallway, maximizing storage space. The second floor also includes three bedrooms - each with a walk-in closet - and two bathrooms. "The kids virtually have a mini-apartment upstairs," Milena says.

Home buyers, overall, are opting for more luxurious finishes and features in a smaller floorplan, Michael says. They also want upgraded appliances, natural materials, such as ceramic and hardwood floors, integrated wiring systems, and large showers with body sprays.

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Top: The formal dining room is furnished with a contemporary, yet elegant maple dining suite.

Second: The master bedroom on the main floor offers optimum accessibility.

Third: Inspired by model homes in Florida, the master ensuite features a soaker tub, glassed shower and double vanity.

Bottom: The two-storey foyer is filled with natural sunlight in this view from the great room.

SCANDINAVIAN DESIGN

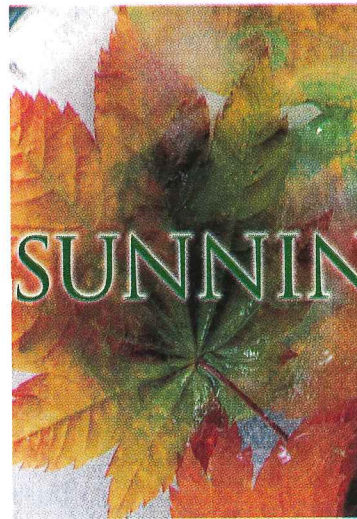
CREATES DISTINCTIVE APPEAL

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The Harasymys, who launched their company in 1986, believe strongly in building homes that promote the health of their occupants. Through CMHC, the couple has won two healthy housing awards, which recognize building practices and products that enhance healthy living.

Michael believes he and Milena will continue to build innovative custom homes. "We're continually incorporating new designs, new styles, new finishes," he says.

For more information, contact Harasym Developments at 680-1605 or www.harasym.com. The model home at 546 McGarrell Place is open Saturday to Wednesday from 2 p.m. to 5 p.m. The company is currently building homes in the Neighbourhoods of Sunningdale from \$350,000 to \$450,000, and upcoming by summer 2003, a new site located in southwest London called Warbler Hills. ■



DESIGNING THE NEIGHBOURHOODS OF SUNNINGDALE

By Judy Liebner

Transforming a breathtaking natural area into a residential community carries with it a certain sense of responsibility. And it's one that Corlon Properties, developer of the Neighbourhoods of Sunningdale, doesn't take lightly.

"We think we have one of the nicest pieces of property that's currently being developed in the city," says David Schmidt, development manager for Corlon Properties. "It's such a great canvas that we want to make sure the final painting is as beautiful as the canvas itself."

The 400-acre community overlooks the Medway Valley in northwest London. It contains 100 acres of forest, which provides a habitat for rare plant, fish and bird species.

To complement its natural setting, the community has been carefully designed with ideas inspired from developments in the U.S. Lot frontages range from 60 to 75 feet and most homes face onto quiet side streets; there are no lots, or driveways, that open directly onto Pinnacle Parkway, the main entry road.

In addition, many homes back onto wooded areas, green belts or open space. "Having a piece of property that backs onto an environmental feature like the Medway Valley provides the opportunity to have lots available that are really once-in-a-lifetime lots," Schmidt says. "Lots that back onto a feature like that don't come along every day."

The entrance to the community is distinguished by an impressive boulevard, a low stone wall and a large landscaped roundabout. Along Fanshawe Park Road, a privacy fence of hand-laid stone is being erected, along with Victorian-style street lights with fluted poles.

To create a sense of continuity, Corlon is building fences in the side yards of the homes that flank Pinnacle Parkway. The fences will combine stone pillars with sections of cedar fencing. "That way, it's a consistent appearance all the way up to roadway," Schmidt says.

Top: Mike and Milena Harasym stand in the two-storey foyer with 18-foot ceilings.

Second: The home's exterior features an attractive two-toned grey stucco-and-brick combination.

Bottom: The home embodies a Scandinavian appeal, which is underscored by the clean, straight lines evident in the cove mouldings, baseboard, trim and stair components.