

Delightful Living

- Ravir is situated in the historic and blossoming neighbourhood of Maillardville in Coquitlam
- A thriving community of 74 carefully-crafted studio to 4 bedroom homes, Ravir is designed to take advantage of the calming outlooks and natural light
- French-provincial architecture highlighted by Mansard roof and stunning brick accents is designed by the prestigious Jordan Kutev Architect Inc.
- Hotel-inspired entry with a grand double-height lobby provides a warm welcome
- Enjoy quick access to Highway 1, Lougheed Highway and Braid SkyTrain Station, providing plenty of connections whether by car or transit
- Walking distance to everyday amenities including greenspaces, restaurants, shopping and Place des Arts, a preeminent arts education centre
- Directly across from Mackin House Museum, as well the recreational haven of Mackin Park, featuring:
 - Music and culture festival, Festival du Bois, which takes place each spring
 - Four baseball diamonds
 - Cricket pitch
 - Football field
 - Soccer field
 - Walking trails, skateboard park and spray park
 - Concessions, washrooms and change rooms

Masterful Interiors

- Each home's interior layout has been carefully designed by our in-house team of design experts to maximize functionality, utility, comfort and enjoyment
- Transform your home with the option of three color palettes beautifully curated by Karly Kristina Design
- Enjoy abundant natural light and an airy feel thanks to oversized energy efficient windows and ceiling heights that soar up to 8'10"
- Stylish window coverings in every room
- Resilient 7 ½" wide plank wood laminate flooring with light oak tones throughout the main living areas in condos and townhomes, and plush carpeting on stairs and bedrooms in the townhomes
- Ample storage and closet spaces ensure every item has its perfect place
- Stay seamlessly connected with a state-of-the-art multimedia box in every home

- Elegant glass French doors lead onto the private patios or covered balconies (most homes)
- Save on energy costs while adding a modern touch to your home with LED energy-saving lights installed throughout
- Ceiling lights come standard throughout the entire living spaces of all homes
- High-efficiency Samsung front-loading washer and dryer
- Enjoy the comfort of electric baseboard heating throughout
- Available A/C – heat pump system that provides cooling, heating, dehumidification and fan function to keep you comfy all year round (most homes)

Curated Kitchens

- Discover chef-worthy kitchens marked by beauty, durability and utility for the ultimate at home culinary experience
- Custom and sleek European-inspired cabinetry designed to maximize storage, finished with soft-close features and adorned with brilliant chrome hardware
- Beautiful and durable engineered quartz countertops, perfectly paired with a timeless straight herringbone tile backsplash
- Enjoy the convenience of islands and peninsulas, featuring breakfast bars that provide extra seating and a perfect spot for casual dining (most homes)
- Stainless steel undermount single or double-basin sinks, equipped with sleek pull-down GROHE spray faucet
- High performance integrated stainless steel appliance package (with 2-year LG warranty on all LG appliances), including:
 - 2+ Bedroom Homes:
 - 33" LG Energy Star french door counter-depth refrigerator with a bottom freezer, smart features and Wi-Fi connectivity
 - LG electric range with built-in air fryer, five elements, plus smart capabilities and Wi-Fi connectivity
 - Whisper-quiet Energy Star LG dishwasher
 - Studio & 1 Bedroom Homes:
 - 28" LG Energy Star single door counter-depth refrigerator with bottom freezer
 - LG electric range with built-in air fryer, five elements, plus smart capabilities and Wi-Fi connectivity
 - Whisper-quiet Energy Star LG dishwasher
 - Custom built-in Braun range hood insert paired with a Panasonic built-in microwave and trim kit or an integrated LG over-the-range microwave
 - Professional quality Hauslane under cabinet hood fan included in all townhomes

Tranquil Bathrooms

- The bathrooms at Ravir seamlessly blend luxury and functionality, featuring custom designs, smart innovations and stylish elements for a spa-like experience at home
- European-inspired custom cabinetry with soft close features that maximize storage space
- Sleek undermount sink paired with a premium GROHE faucet and a luxurious polished quartz countertop
- Frameless mirror with designer LED vanity lighting
- Smart water consumption soft close toilets
- Spacious walk-in shower with glass surround or deep soaker tub
- Delta showerhead with detachable shower wand for complete relaxation
- Chic porcelain flooring complemented by large format wall tiles

Private Amenities

- At the centre of this community is a fully-equipped entertainment lounge ideal for hosting, which includes:
 - Full kitchen with peninsula seating and large dining table;
 - Gaming area with card table and pool table
 - Living room with comfortable seating and large screen TV
 - Connected private outdoor patio perfect for outdoor dining and barbecuing
- High-speed Wi-Fi ensures you'll stay connected in the co-working/study lounge, complete with communal seating and tables and a mix of indoor comfort and a private outdoor workspace
- Elevate your workout routine with ease in the state-of-the-art fitness centre
- Outdoor social lounge featuring lush landscaping, lounge seating, coffee tables and social tables
- Outdoor play area with private children's playhouse situated on synthetic turf flooring over a safe cushioned surface
- Discover hassle-free bike care with secure bike workshop facility for repair, maintenance and washing
- Two secure bike rooms with a variety of bike storage options
- Pamper your pets with the indoor dog wash, making cleanup effortless
- Two elevators for convenient and efficient travel throughout the building

Quality Assured

- Backed by the unparalleled expertise of Paulsun Development with over 37 years of development and building experience in BC
- Enjoy tranquility with acoustically engineered, thermal and low-E windows, offering reduced heat loss, sound transfer and UV protection
- Solid six-storey wood frame construction featuring durable brick and Hardie cladding and an integrated rain screen system
- Secure two-level underground parking with designated visitor parking stalls
- Forward thinking EV charging rough-ins for every residential parking stall
- Parking stall and bike storage for every home*
- Available storage lockers
- Secure electronic underground entry system, alongside FOB and enterphone systems
- Stay safe with full sprinkler systems, CO monitors and fire alarm system complete with strobes and horns
- Adaptable designed units are available, catering to accessibility needs
- Solid core unit entry doors provide extra peace of mind
- Dedicated and secure mailroom featuring parcel compartments
- Breathe easy with an Energy Recovery Ventilator (ERV) ensuring fresh air circulation throughout each home
- Complete 2-5-10 new home warranty, including:
 - 2-year on materials and labour
 - 5-year on the building envelope
 - 10-year on the structure
 - Dedicated homeowner care team

* Subject to any promotions.

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