

LOVE IT « OR » LIST IT VANCOUVER



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CHARMAINE & CAM

Location, Location, location are the three things Charmaine and Cam's quaint and cozy heritage house have going for it. Across the street from the lake, in walking distance to shops, restaurants, and biking trails—it's an active family's dream. The house also has sentimental value for Cam. Previously owned by his mother, Cam invested a lot of sweat equity in the house helping his Mom pull up old shag carpet and refinish hardwood floors back in the 80's when she did some renovations, so you can bet it was bittersweet to inherit the house when his Mom passed away. So, Charmaine, Cam and their seven-year-old daughter Ivy moved in. But it wasn't long until the quaintness turned to quirky and then to questionable for Charmaine. At first, it was like being in a fairy tale cottage, but after years of day-to-day living in this old house, Charmaine can't see living happily ever after. Dated, dysfunctional and downright dangerous is how Charmaine sees it. The kitchen is terrible to cook in with old appliances, no exhaust fan, limited counter space and the one main floor bathroom doubles as a laundry room and has a shower head that keeps falling onto Charmaine's head. Cam thinks there is still a lot to love about the old house and he thinks Jillian is the perfect person to see the history and charm and bring the "old gal" up to date. Charmaine is doubtful that any renovation can give them the much-needed space she craves and she believes Todd can win the challenge by finding them a house with the best of both worlds—modern layout and function with old time character and charm. In a Love it or List it first, Charmaine and Cam will have TWO big choices to make.

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ENTRY

Closet Shelf and Bar: Stor-X Organizing Systems Standard White

Paint: Cloverdale Paint, Walls: Just About White 0024 Eggshell

Ceilings: Standard White CA025 Flat, Trim: Standard White CA025 Semi-Gloss, Front

door: Oyster Catch 0585 Ecologic Eggshell

Door Hardware: Emtek, Bern Knob 5209 - Flat Black



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KITCHEN

Cabinetry: Merit Kitchens, Uppers & Pantry Arctic Lowers, Island and Banquette Midnight,

Cabinetry Hardware: Emtex, Cup Pulls: 86173 - French Antique, Norwich Knob 86610 – Flat Black Appliance Pulls: Spindle – Flat black and French Antique

Plumbing Fixtures: Kohler, Faucet: Kohler K-596 Simplice – Matte Black Sink: Stainless steel double bowl sink

Backsplash: Olympia Tile + Stone, Bricco M035 Bianco 0x12” Matte

Lighting: Design Lighting, Eastgate 1 Light Pendant – Item 65261/1

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DINING ROOM

Lighting: Design Lighting, 1 light chandelier Zevo Pendant

BLGD No Lamp – Item LP955BLGD

Paint: Cloverdale Paint, Walls: Just About White 0024 Eggshell

Ceilings: Standard White CA025 Flat, Trim: Standard White CA025 Semi-Gloss

Bench: Merit Kitchens, Banquette Bench – Midnight

Floating Shelves and Desk Area: Merit Kitchens, Alder Wheat



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LIVING ROOM

Fireplace Insert: Valor Fireplaces, 1400KN/KP, H6 Engine, 1400LSK Traditional Logs, 1475HBL Herringbone, 1430FFK, 1" Fixed Frame - Black

Artwork: Minted.com, 'Dusk in the Chisos' and 'Sundown in the Chisos' by Kati Ramer, Natural raw wood Frame

Paint: Cloverdale Paint, Walls: Just About White 0024 Eggshell Ceilings: Standard White CA025 Flat, Trim: Standard White CA025 Semi-Gloss, Front door: Oyster Catch 0585 Ecologic Eggshell

Lighting: Design Lighting, 4 Light Cage Flush Mount – Item 9827C18-4-101

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BATHROOM

Wall Tile: Olympia Tile + Stone, Ontario 1"x2" Matte Super White

Plumbing Fixtures: Kohler, Sink: Vox Square K-2661 Above Counter Sink, Toilet: Santa Rosa K-3811, Shower head: Contemporary Round K-13689, Shower Column: K-45210

HydroRail-R, Bath Spout: Purist 35 Degree K-14426

Paint: Cloverdale Paint, Chintz 0573 Eggshell

Vanity: Merit Kitchens, Twilight

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