

LOVE IT « OR » LIST IT VANCOUVER



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LISA & MARC

10 years ago, Lisa & Marc knew they had to make the move from their cramped duplex to a house with a yard for their three rambunctious and growing boys, but to get into the housing market, they could only afford a fixer-upper or as Lisa says, “the worst house on the best street”. Looking past the small square footage and mostly unfinished basement, they made it their home with the plan to fix it up as they went along. Now a decade later and although Marc is the self-professed King of DIY he’s ready to hang up his tool belt and have more free time in a house that doesn’t always have a project on the go. Marc thinks that even with the improvements he’s made over the years there are some things he just can’t change. The closet space in all the bedrooms and entryway is so lacking that Marc keeps his clothes in his son’s room. All the bedrooms are small and cramped, the ensuite and downstairs bathroom are in disrepair and the kitchen is outdated and oddly-shaped, so cooking and entertaining is an unpleasant undertaking. Marc says he’s done his time in DIY detention, it’s time to move on with Todd showing them houses with more square footage and better layouts. But Lisa has a different solution. Jillian is one call away, and Lisa knows Jill can tackle the dysfunctions in this house and convince Marc to stay for another 10+ years to come—all they need is a more open-concept and Jillian’s brilliant storage solutions. Plus, Lisa says there is no way Todd will be able to find them a house in better shape in their current neighbourhood and within their budget...or will he?

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ENTRYWAY/MUDROOM

Built-Ins: Stor-More, custom built in storage

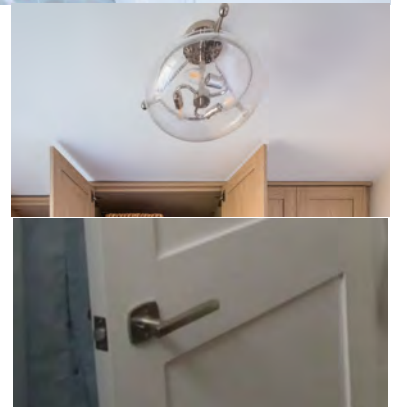
Paint: General Paint, Walls: Curated White WH25 Eggshell,

Ceilings: Palladian WH08 Flat, Base/Case: Palladian WH08 Flat

Blinds: Wholesale Blind Factory, M-Screen White/Snow 3%

Lighting: Design Lighting, Semi-Flush in Polished Nickel 42593PN

Interior Door Hardware: Emtek, Passage Set 5316, Privacy Set 5316, Dummy Pair 5306



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KITCHEN

Faucet: Kohler, Simplice K-596

Paint: General Paint, Walls: Curated White WH25 Eggshell, Ceilings: Palladian WH08 Flat,
Base/Case: Palladian WH08 Flat

Custom Cabinetry: Merit Kitchens, Door Style: Manor Flat, Species: Paint on MDF, Finish Color:
Cashmere, Flat, Case: natural maple melamine, Drawer: Dovetail, full extension & soft close, Top
Drawer Fronts: 5pc framed, Hinges: Soft Close, Floating shelves: MDF painted Cashmere Flat

Cabinet Hardware: Emtek, Pulls: Cup Pull Satin Nickel US15 - 86173, Knobs: Norwich Knob
1-1/4" Satin Nickel US15 - 86610, Appliance pull: Alexander Satin Nickel US15 - 86443

Flooring: Kentwood, Brushed Oak Bainbridge – 7-1/2"W white oak engineered hardwood

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DINING ROOM

Lighting: Design Lighting, Messina 1 Light Outdoor Pendant 7-1141-1-SN

Paint: General Paint, Walls: Curated White WH25 Eggshell, Ceilings: Palladian WH08 Flat,
Base/Case: Palladian WH08 Flat

Flooring: Kentwood, Brushed Oak Bainbridge – 7-1/2"W white oak engineered hardwood

Blinds: Wholesale Blind Factory, M-Screen White/Snow 3%

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LIVING ROOM

Flooring: Kentwood, Brushed Oak Bainbridge – 7-1/2"W white oak engineered hardwood

Blinds: Wholesale Blind Factory, M-Screen White/Snow 3%

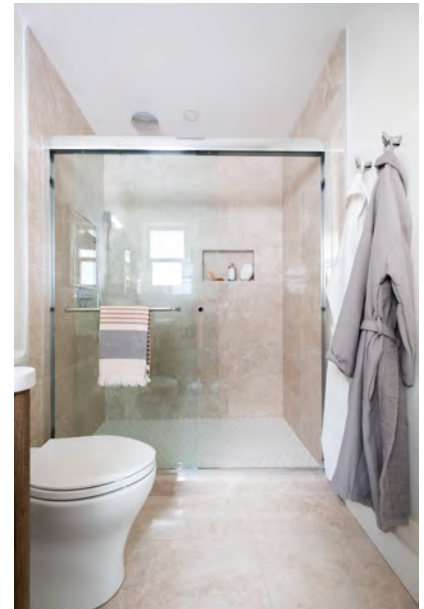
Paint: General Paint, Walls: Curated White WH25 Eggshell, Ceilings: Palladian WH08 Flat

Doors: Grey Midnight 411G, Base/Case: Palladian WH08 Flat, Barn Door: Dry Sage 421D

Semi-Gloss

Front Door Hardware: Emtek, Lausanne, 4819 in satin nickle US15

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MASTER BEDROOM/ENSUITE

Walk In Closet Built Ins: Stor-More, Custom storage

Ensuite Tile: Olympia Tile + Stone, Walls and Floor: Marble Odeon Beige Polished 12x24, Shower Floor: Ontario Snow White 2" hex

Ensuite Plumbing Fixtures: Kohler, Sink: Vox Rectangle 2882-0, Faucet: Purist K-14410-3, Shower Faucet: Purist 77467, Toilet:

Persuade K-6355

Ensuite Artwork: Minted.com, Painted Canyon 2 by Kamala Nahas

Ensuite Lighting: Design Lighting, Light Mini Pendant in Brushed Polished Nickel P686BNK1

Paint: General Paint, Bedroom Walls: Warm White WH06 Eggshell, Ceilings: Palladian WH08 Flat, Base/Case: Palladian WH08

Flat, Ensuite Walls: White Fence WH13 Eggshell

Blinds: Wholesale Blind Factory, M-Screen White/Snow 3%

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DOWNSTAIRS BEDROOM

Closet and Desk: Stor-More, Custom closet and desk

Paint: Walls: Curated White WH25 Eggshell, Ceilings: Palladian WH08 Flat, Base/Case: Palladian WH08 Flat

Flooring: Kentwood, Brushed Oak Bainbridge – 7-1/2”W white oak engineered hardwood

Blinds: Wholesale Blind Factory, M-Screen White/Snow 3%

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