

# LOVE IT « OR » LIST IT VANCOUVER



# LOVE IT « OR » LIST IT VANCOUVER



## LINDA & DAN

Linda and Dan met each other - and their dream home - on the internet! When they encountered a cute B&B online, they were spellbound by the home's deck and stunning view of the lake and nearby orchard. When the property went on the market a few months later, they jumped at the opportunity to put in an offer and enjoy that view year-round! Linda quickly realized that living in the house is a very different experience than renting it for a short-term stay. The choppy layout makes it feel smaller than it is, and she realized the tiny kitchen is impractical for preparing and hosting large family gatherings. From the cramped entryway to the makeshift dining space to the small ensuite with the old tub they never use, Linda is overwhelmed by the house's dysfunctions. Nestled on a property with vast, beautiful landscaping also unfortunately means it's high maintenance and adds to Linda's daily workload. Linda needs Todd to find a home with a thoughtful, practical layout that she can both relax and entertain in, while Dan thinks they have everything they need in their house right now... they just need Jillian's help to maximize the potential by changing the layout - and hopefully Linda's mind!

# LOVE IT « OR » LIST IT VANCOUVER



## KITCHEN

**Cabinetry:** Merit Kitchens, Kitchen Perimeter & Pantry Cabinets: Door Style: Manchester Flat, Species: Maple, Finish: painted "Arctic" matte, Case: plywood, Drawer: Dovetail, full extension & soft close, Top Drawer Fronts: framed, Hinges: Soft Close, Kitchen Tall Fridge & Island Cabinets: Door Style: Parksville Flat, Species: Oak (red), Finish: "Seaside Timberwood" stain, Case: plywood, Drawer: Dovetail, full extension & soft close, Top Drawer Fronts: framed, Hinges: Soft Close

**Backsplash:** Olympia Tile + Stone, Penny Rounds WB.PR.TGR.1212.GL

**Faucet:** Kohler, Artifacts Pull Down K99261

**Lighting:** Design Lighting, Kichler 42141NICS

**Paint:** General Paint, Walls: Authentic WH11 eggshell, Trim: Cloud white WH03 semi, Ceiling: Cloud white WH03 flat

**Hardware:** Emtek, Pulls: Bar Pull 10" 86364 US14 (Polished nickel) & Bar Pull 8" 86363, Knobs: Overland 1 3/4" 86468 US14 (polished nickel), Appliance Pull: 18" 86352 US14

**Artwork:** Minted.com, "Roast Chicken" by Elliot Stokes, "Bird" by Susanna Nousiai

# LOVE IT « OR » LIST IT

## VANCOUVER



## DINING ROOM

**Lighting:** Design Lighting, Feiss 7-487-53

**Paint:** General Paint, Walls: Authentic WH11 eggshell, Trim: Cloud white WH03 semi, Ceiling: Cloud white WH03 flat, Interior Doors: Sanctuary 412B semi gloss

# LOVE IT « OR » LIST IT VANCOUVER



## LIVING ROOM

**Fireplace Stone:** K2 Stone, Ocean Mist LedgeStone

**Fireplace Gas Insert:** 650JN H4 Horizon, 660LSV Outer Landscape

Surround, 618EBL Enamel Black Liner, 534LSK Log Set

**Shelves:** Stor-X Organizing Systems, custom shelves 'standard white'

**Paint:** General Paint, Walls: Authentic WH11 eggshell, Trim: Cloud white WH03 semi, Ceiling: Cloud white WH03 flat

**Artwork:** Minted.com, "Indigo Plant Cell" by Mary Gasper



# LOVE IT « OR » LIST IT

## VANCOUVER



## POWDER ROOM

**Faucet:** Kohler, Fairfax Tall Single hole K12183-BN

**Lighting:** Design Lighting, Kichler 45096NI

**Paint:** General Paint, Walls: Authentic WH11 eggshell, Trim: Cloud white WH03 semi, Ceiling: Cloud white WH03 flat

**Artwork:** Minted.com, "Stone Pile" by Kelly Witmer

# LOVE IT « OR » LIST IT VANCOUVER



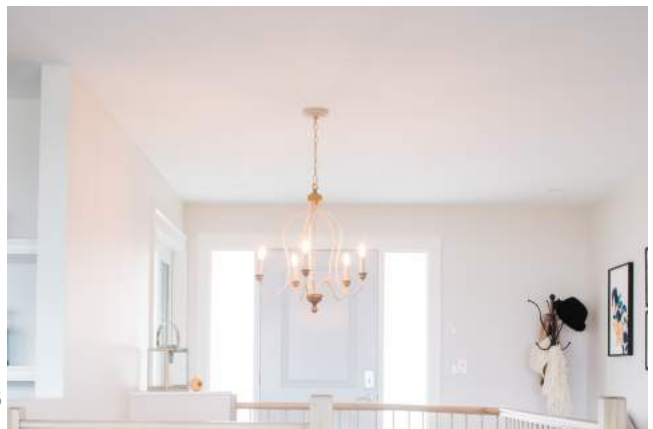
## FOYER

**Closet Organizer:** Stor-X Organizing Systems,  
Custom storage in 'standard white'

**Lighting:** Design Lighting, Feiss F2998/5CHKW/BW

**Paint:** General Paint, Walls: Authentic WH11 eggshell,  
Trim: Cloud white WH03 semi, Ceiling: Cloud white WH03  
flat, Front Door: Vulcanized 419G

**Artwork:** Minted.com, "Abstract Botanical" by Caryn Owen



# LOVE IT « OR » LIST IT

## VANCOUVER



## MASTER ENSUITE

**Floor and Wall Tile:** Olympia Tile + Stone, Floor: Series: Genesis  
GE.GN.WHT.1224.MT, Ensuite Shower base: Series: Ontario  
OD.ON.SWT.0202.MT.N, Ensuite Shower Accent: Series: Cristallo  
KV.CR.AQU.0212.MT

**Plumbing Fixtures:** Kohler, Sink: Kohler Ladena Undermount K2214  
Faucet: Kohler Memoirs Stately K-4544S

**Paint:** General Paint, Walls: Authentic WH11 eggshell, Trim: Cloud white  
WH03 semi, Ceiling: Cloud white WH03 flat

**Artwork:** Minted.com, "The Figure" by Lori Wemple





# LOVE IT « OR » LIST IT VANCOUVER

**MERIT**  
KITCHENS

merit-kitchens.com

**olympiatile+stone**

olympiatile.com

**K2** STONE

k2stone.com



www.bintheredumpthat.com  
Disposal Bins

**Valor**  
THE ORIGINAL  
RADIANT GAS FIREPLACE

valorfireplaces.com

**STOR-X**  
ORGANIZING SYSTEMS

stor-x.com

**EMTEK**  
ASSA ABLOY

emtek.com

**Design Lighting**

designlighting.ca

**GP General Paint**

generalpaint.com

**KOHLER**

kohler.ca

**minted.**

minted.com



peakenvironmental.ca  
Hazardous Materials Survey