

Home Renovations

Home Addition Case Study - Gladesville

From Run Down To Dream Home



When Katrina B----- left her inner city apartment to move into her future husband's unrenovated 1916 federation bungalow they had both already discussed that there was more than just a relationship in development. So, at the same time as they were planning their wedding, they also began planning their dream home.

Today they have achieved just that.

Originally just four rooms – two bedrooms, a living room and kitchen – the Gladesville home had had a rear skillion addition in the 40s then no additional work until her husband upgraded wiring, plumbing and the garden when he bought it 7 years before.

“It was beyond a facelift and needed major reconstructive surgery,” according to Katrina.

Katrina, a market researcher and her husband Giles, chose Cape Cod after extensive research on the basis of the firm's record of wins in the HIA Awards and their longevity

“They had proven themselves in terms of design and consistency by winning awards almost every year for 10 years or more,” Katrina said.

Reconstructive Surgery Success



“When we contacted them we both instantly had a rapport with the designer who understood what we wanted.”

Katrina and her husband prepared a written brief dictating that the extension involving both the rear and a first floor addition had to be sympathetic to the period. The first floor had to blend and “not look like it had been helicoptered on” and light had to be added to the centre of the home.

Despite the narrow 12m wide block, Katrina and Giles were also looking for space and privacy inside.

She said that throughout the build Cape Cod showed enormous flexibility, evidenced by their preparedness to accommodate her desire for skylights after the frame had been erected and the transformation of an area under the stairs to a massive walk-in pantry.

“They took our ideas and ran with them and introduced some great solutions such as two big windows at the top of the stairs to flood the living area with light and a nook in what would have been a blank wall along the stairs that turned it from functional to aesthetic.

“I really appreciated that they had the flexibility in their approach to be continually open to making improvements, especially as after we had finalised the design, we found out I was pregnant and our needs changed again!”

She said innovation abounds throughout, from the upstairs balcony recessed into

the roof for privacy to the way the roof extension has been configured to shade the west facing rear of the home.

Ultimately Cape Cod built two bedrooms, three bathrooms, the living area, a back deck and an upstairs deck.

“During the frame-up, people we took through the site who knew about building remarked on the quality of the work. Recently an interior designer friend praised the interior detail and real estate agent acquaintances have lauded the street appeal.

“But the quality wasn't just in the workmanship it was in the relationships. For example, knowing my husband is a paramedic who works shifts and needs to sleep during the day, they took extra care to incorporate additional sound deadening and ground floor ceiling insulation.

“Now we have a great space that's full of light and life without being a McMansion. What they recommended was perfect for our needs with every room being used every day.”

