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New Homes

PLUS POOLS & SPAS

The West Australian

**BEST IN THE WEST:
WA HOUSING AWARDS
WINNERS. P18-31**

Entertaining space-saver

Bicton home is big on space
and designed for partying. P2-3

Entertaining mix and



The back porch captures the sea breeze.

Kids can play footy at the rear while guests have the run of a stylish design that conquers space problem, writes **John Videnieks**

Saving space was one of the driving forces behind the planning of this house. The aim was to leave a full-sized backyard on a 505sqm block with a 10m frontage. In the end, the house occupies 434sqm and there's room enough to kick a footy out the back.

The principle of design which allows areas to run into each other makes for an efficient use of available square metres and the sense of an increased amount of



match of metres

space. The home theatre, for example, has three entry points, linking it to a courtyard, a central passage and then to the open-plan living area.

The kitchen/dining area leads to a covered porch area which then opens up the backyard. As builder/designer Paul Lomma, of Lomma Homes, says: "The house has been set up for entertainment."

Guests can occupy any area and mingle because all places are inter-connected.

The front incorporates a mosaic of limestone cladding which makes for an attractive, modern look that is maintained at the entry porch with a lintel-like horizontal beam. The window and skylight placements create varied horizontal and perpendicular lines to a minimalist effect.

Upstairs, the bedrooms are double-bed size and the main has a study nook as an extension of the sleeping area. This is almost a full-sized room with all the

necessary office trappings, including desk, laptop and filing cabinets.

To make it part of the one space, no door is used and access is simply walk-in around the dividing wall.

The bathroom ensuite has big white floor-to-ceiling glazed tiles, a glass-panelled shower recess and a big white bath tub enclosed in a stylish brown surround. It is well lit, with slim louvres controlling brightness.

Stainless-steel mixers and chrome-plated frames complete the fit-out.

It is evident that a high standard has been set in the design and building of the house. The kitchen is a huge space, with the focal

point a 4.8m-long CaesarStone island bench. Yet it blends effortlessly with the living area by way of a striking dividing feature wall, built to accommodate decorative ornaments or vases. The two areas are together but separate.

Similarly, the back outdoor patio construction is cleverly designed to achieve an angle which allows the sea breezes of summer to be funnelled in, utilising the natural cooling of the environment.

There is a lot to recommend this house. It is highly liveable, sets high standards for comfort and is attractive in presentation and design.

The home is for sale.

The bedrooms are double-bed size and the main has study nook as an extension of the sleeping area.



The kitchen is a huge space with the focal point a 4.8m-long CaesarStone island bench and breakfast bar.

