



MARGARET AND JAMIE'S HOME

Creating a retreat from city life with a rear extension that transforms the garden and spaces within the home simultaneously

—— The clients loved the location and character of their property but the ground floor had wasted circulation space and poor temperature regulation. The extension creates a strong relationship externally, with walls extending to form low planters in front of the study and around the patio to define it as another room in the garden. A tall, slim, aluminium-framed, sliding glazed door and window relate to the proportions of the original timber-framed sash windows above. The project continues above ground floor, with walls on the first floor moved to create a second double bedroom and bathroom, and bespoke joinery fittings throughout.

PROJECT COST: **£288,000** BOROUGH: **ISLINGTON**
COMPLETED: **NOVEMBER 2014**

ARCHITECT: **ZMINKOWSKA DE BOISE ARCHITECTS** PARTY WALL SURVEYOR: **PAUL SHAVERIN** STRUCTURAL ENGINEER: **CONISBEE** GARDEN DESIGNER: **JENNY BLOOM GARDEN DESIGN** CONTRACTOR: **CAMS BUILDING** KITCHEN/JOINERY: **TIM MOSS** LANDSCAPE CONTRACTOR: **FOLIUM ASSOCIATES** PHOTOGRAPHER: **TOM CRONIN** BRICKS: **LONDON RECLAIMED BRICK MERCHANTS** EPDM ROOFING MEMBRANE: **CLASSICBOND** GLAZING: **HIGH STANDARD WINDOWS** FLOORBOARDS: **HAVWOODS** CERAMIC TILES: **ORIGINAL STYLE & JOHNSONS TILES**



Shortlisted

MAX HOUSE

Completely remodeling the groundfloor of this five-storey townhouse to provide contemporary living spaces that still retains the character and integrity of the original property

—— Seeking to rationalise and declutter ground floor spaces, this scheme has opened up the home to create clear sightlines throughout, allowing separate activities to play out simultaneously in a series of connected spaces. The ground floor reconfiguration has created a clear continuum out into the garden, with the kitchen taking a central focus as a space arranged for parenting. Characterised by clean lines, a restrained palette of materials and colours, and ample in-built storage, the project has maintained a minimalist aesthetic whilst accommodating family life.

BOROUGH: **ISLINGTON** COMPLETED: **APRIL 2015**

ARCHITECT: **PAUL ARCHER DESIGN** CONTRACTOR: **ECORE CONSTRUCTION** STRUCTURAL ENGINEER: **FLUID STRUCTURES** GARDEN DESIGN: **WRIGHT & DOYLE GARDEN OUTFITTERS** OAK FLOORING: **DINESEN** SLIDING DOOR SYSTEM AND ROOFLIGHTS: **SKY - FRAME** ZODIAQ STONE WORKTOP: **WESTWOOD FABRICATION UK LTD** MARBLE COLUMN: **NERO MARQUINA BY MEGA MARBLE** PHOTOGRAPHER: **NICK GUTTRIDGE**

