

Renovate

The brief

Renovate the interior of a 1940s red brick home for immediate comfort and eventual sale.



OWNER/BUILDER
Luke Van Dyck

OWNER/DESIGNER
Aime Van Dyck (pictured, with Luke)

THE SOURCE

Benches 40mm Caesarstone from CTI Kitchens, ctikitchens.com.au
Blinds Freedom, freedom.com.au
Cornices Warringah Fibrous Plasta, wfp.net.au
Doors Powder-coated bi-fold doors from Stegbar, stegbar.com.au
Floors and skirting boards Select grade hardwood from North Shore Timber and Hardware, nst.net.au
Kitchen Classical Perla splashback from Amber, ambertiles.com.au



A touch of beach comfort

Time was of the essence in renovating this 1940s home, writes **Ben Pike**

When celebrity builder Luke Van Dyck and wife Aime bought this 1940s two-storey northern-beaches home, it needed a lot of work.

With one eye on getting stage one of the renovation finished before the arrival of their first child and another on the resale of the property in five to 10 years, the couple were in a race against time to do a quality job that was immediately liveable.

They describe the result as a “modern Hampton” style renovation complete with dark floors and light walls, a rejuvenated outdoor area and classic finishes.

Kitchen makeover

Luke says much of the renovation was about improving the shape of the kitchen and dining areas.

“The kitchen was a totally different

shape (U shape) and was more than 1m smaller,” he says.

“The colour scheme throughout was blue carpet and yellow walls and the kitchen wasn’t much prettier.

“We wanted to make it feel a lot wider, so we added the island benchtop made out of organic white Caesarstone.

“Using CTI Kitchens, we also installed soft-close cabinetry and handles from Keller Hardware.”

Luke hand-made all the cabinetry.

Bathroom bliss

The red-brick home is quite large and sturdy but had a lot of small, pokey rooms, with the bathroom and second bedroom being the worst offenders.

Luke unleashed the sledgehammer to create a larger bedroom with ensuite.

The bathroom expansion was the biggest structural change to the property, with the removal of walls and the installation of pipes and drains. Regardless, the alterations did not require a development application from the council.

“The original bathroom was 2.1m long by 1.6m wide,” Luke says.

“Now it is an enormous bathroom that leads to the master bedroom.

“There is a walk-in robe as well as new plasterboard, skirtings and architraves in the main bedroom.

“With this style of renovation it is timeless. With some houses you can walk in and immediately tell when it was done.”

Italian limestone was used in the bathroom along with linear grates from Smartways. Luke says that unlike conventional bathroom tiles, limestone

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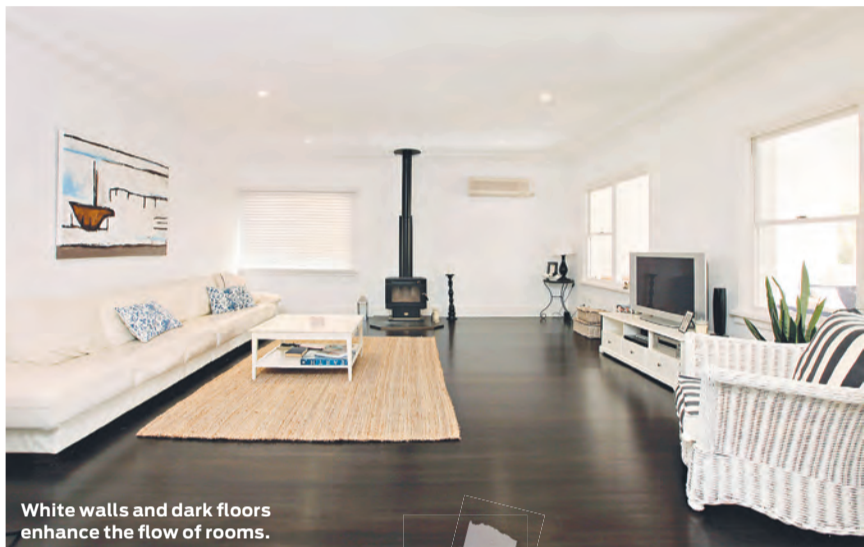
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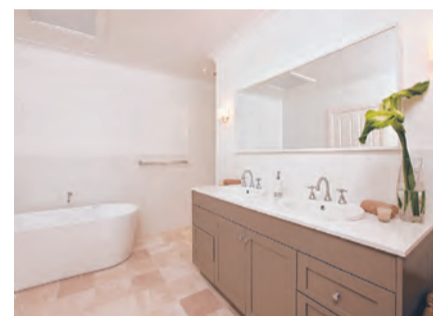


Cornices

Rather than spend \$10 a length on a generic cornice, Luke had a broader, ornate cornice created to add a grand element throughout the upper floor of the property. It cost \$190 a length in comparison and is made with the traditional horse-hair and fibreglass. Warringah Fibrous Plasta took an existing sample of cornice to create what is now installed. Luke says it is a lot more difficult to install and requires more man hours, but the results speak for themselves.



White walls and dark floors enhance the flow of rooms.



has to be sealed and is more expensive to lay, but the result is worth it.

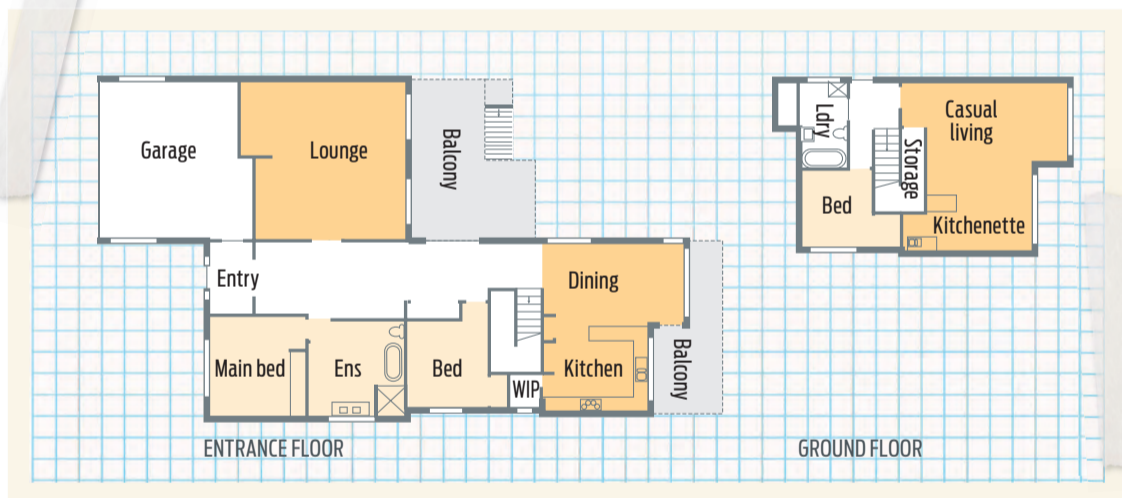
Mission complete

New beams were installed in the hallway, which was also widened, while the outdoor decking areas were upgraded to create an indoor and outdoor flow.

Both outside areas have views of one of Newport's bushier valleys. They have V-joining on the ceiling, recessed down-lighting and weatherboards on the inside.

Stages two and three will result in a new downstairs area and a garden makeover.

But the Van Dycks' main concern now is building a family with their baby boy Jensen. The rest can wait. home.pikeb@dailytelegraph.com.au
Pictures John Fotiadis



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