



RENOVATION *Glory*

STORY **ADRIENNE BROWN**
PHOTOGRAPHY **JASON HARTOG**



LEFT: A round table makes best use of the small dining room space, detailed moulding adds elegance.
ABOVE: The front entrance is bright and spacious.
RIGHT: A back hall functions as a mudroom, with space for coats and umbrellas.



Neighbours remark that they didn't even know there was a house behind all the trees. When Mary Lawson, Vice President and General Manager at **Dalerose Homes** started uncovering a house she bought last fall, people marvelled at what had been hidden for so many years. *Continued on page 54*





The new kitchen is bright, understated and elegant; stainless appliances and an overhead stainless light add to the clean look.



Originally built in 1885 and renovated several times with a variety of iterations of the original layout, Lawson sought to revive the neglected space and give it new life for new owners.

In the yard, she did her best to preserve quality trees, particularly the birches, and allow the light into the house and let it breathe. It is a beautiful downtown lot in old Orangeville. **Sunshine Design and Construction** took care of tree removal and the rebuilding of walkways and decking to improve access and drainage. Lawson had the exterior bricks repaired and repointed and much of the board and batten siding was replaced. But that was just the beginning; the home was just as neglected and outdated inside as it was on the outside.

“My realtor called me one day and said, ‘all it needs is lipstick and rouge.’ Well, let me tell you, it was mighty expensive lipstick and rouge!” laughs Lawson. Nonetheless, she could see the potential and was glad **Sheila Mullin**, her **Royal LePage RCR Realty, Brokerage** realtor, had brought it to her attention.

“I dragged all my trades through before I bought it, but of course there were still surprises,” says Lawson. She expected nothing less from such an old home and was prepared for some challenges – and says it was all worth it in the end. In fact, she has fallen in love with the home. “We took it all apart and put it all back together and now I’m thrilled with the finished product,” she says.

Inside, Lawson says it was important to open up the front entry and make it inviting. As you enter the generous foyer with an original chandelier overhead, you are treated to the view of the staircase leading to the second floor. Looking straight ahead, there is also a generously-sized library with built-in shelving that could double as a guest room.

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TOP LEFT: A ceiling-height surround was added to the original marble fireplace for grandeur. **LEFT:** Original flooring was sanded and stained to match the engineered hardwood in the same tone of the main floor. Wide baseboards and trim were restored or rebuilt.



The family room off the kitchen is brightened with lime and turquoise accent pieces.

In the living room, the fireplace proved to be a challenge. Although it had been wood-burning, Lawson hoped to install a gas fireplace but went with electric in the end. The original marble fireplace seemed small for the room so she added a ceiling-height surround for grandeur.

To create consistency in the main level flooring, Lawson had some original flooring sanded and stained to match the engineered hardwood in the same tone across the balance of the main floor. Similarly, she restored or rebuilt the wide baseboards and trim and added slate tile in the entry areas and crown moulding through most of the home.

Old wooden shutters were repaired and re-installed, as they were in good condition and suited the home perfectly. New windows and new garden doors by **Golden Windows** were added and thermo panes were replaced by **Dufferin Glass**.

In the dining room, Lawson kept the original chandelier and added new black shades. Where new light fixtures were needed, she turned to **LITES** in Guelph to find suitable styles.

At the top of the stairs, is an open area that feels like a sunroom, perfect for curling up with a book. The transformation of the second floor included a new full bathroom next to the spacious second bedroom. *Continued on page 58*



Boldly-coloured accents brighten up the main floor family room. French doors lead to a pergola-covered patio.
ABOVE: The generously-sized library with built-in shelving could double as a guest room.

feature

RIGHT: The spacious new en suite has a clawfoot tub for relaxing. **BELOW:** The huge shower in the en suite. **BOTTOM:** The master bedroom was transformed into a true suite with a bay window, built-in armoires and window bench.



Lawson transformed the master bedroom into a true suite. It has a large bay window, built-in armoires and a window bench. It now easily accommodates a king-size bed. The spacious new en suite has a clawfoot tub by MAAX, a huge shower and his-and-hers quartz top vanities.

The biggest changes came downstairs in the kitchen and family area. “I knew what I wanted to create in the kitchen but it was a challenge,” says Lawson. “I needed to change the closed internal kitchen into a space that was open to the family room and would suit a more current lifestyle.”

Paragon Kitchens designed a galley-style kitchen with a corner sink with a view to the yard, tall cabinets and lots of pot drawers, pantry cabinets and an adjoining butler’s pantry. The cabinets are pale grey maple and the countertops are quartz. Pot lights and

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A view through an open white door into a hallway. The hallway features a wooden staircase with a dark wood handrail and white balusters. The walls are light blue, and the floor is covered in a patterned rug.