

HOUSE & HOME

Kitchen Love

20+ AMAZING SPACES

FEATURING

BLANC MARINE
ALI BUDD
ANNA CHURCH
LUKE EDWARD HALL
EVA HEALY
AMI MCKAY
MIA PARRES
JODIE ROSEN
ALY VELJI

**CONDO OF
THE MONTH:
LIVING THE
HIGH LIFE**

**DESTINATION:
SAN DIEGO**

Plus **Ina Garten's**
OVERNIGHT MAC & CHEESE!

The HIGH LIFE

Jodie Rosen designs a sexy condo with spectacular city and lake views.

Design JODIE ROSEN

Photography ALEX LUKEY

Text SIMONE OLIVERO

Rupert sits in his favourite sunny spot on the sectional. **Sofa**, Jodie Rosen Design.



Produced by Stacy Begg/Photography courtesy of Core Architects
(building exterior)/Floor plan illustration by Megan Cronje



Homeowner
Matthew Ventura.

TORONTO'S HOSPITAL ROW may seem like an unlikely place to put down roots, but for Matthew Ventura, global director of marketing and communications at B+H Architects, his partner, Serge, a health-care professional, and their seven-year-old whippet, Rupert, it felt like moving to the epicentre of the city. "You've got the AGO and Chinatown to the west, the Eaton Centre to the east, the University of Toronto to the north and the Financial District to the south," says Matthew. "It's an area undergoing an exciting transition."

Located in the heart of the newly minted Discovery District, 488 University was one of the first commercial towers in the city to get a residential topper. Wrapped in glass, the 55-storey jewel is the first downtown address for boutique developer Amexon. "Prior to buying, we visited another project by Amexon in Etobicoke and were so impressed by the quality of the finishes and the attention to detail," says Matthew. With valet parking, a two-level, state-of-the-art gym, indoor pool and entertaining space, this tower didn't disappoint. Their 1,620-square-foot three-bedroom, two-and-a-half-bath corner unit easily has one of the best views in the city. All it needed was someone to help take it to the next level.

After spotting the designer in a House & Home TV video, Matthew and Serge tapped Jodie Rosen and her team to turn their basic white box into a sophisticated



THE RESIDENCES AT 488 UNIVERSITY

DEVELOPER:
Amexon

OCCUPANCY DATE:
2019. Currently fully occupied, with some units on the market for resale

NUMBER OF FLOORS/UNITS:
Mixed-use building. 55 floors, 36 residential, 447 units

AVERAGE PRICE:
\$1,445/sq.ft.

AMENITIES:
Valet parking, gym, indoor pool, entertaining space

CONDO SIZES:
544–1,620 sq.ft.

MAINTENANCE FEES:
\$430–\$1,350/month

ADDITIONAL STORAGE SPACE:
None

PARKING SPOTS:
Valet only; one vehicle can be registered/unit

PET POLICY:
Maximum 2 domestic pets permitted/unit

WHY THEY CHOSE IT

MOST IMPORTANT FEATURES:

Location, size and view. "Because of the southwest exposure, we get sun all day long," says Matthew.

DESIGN PRIORITIES: Entertaining.

"We love to cook and throw dinner parties, so a dining table and a large kitchen with an island big enough for prep and serving food," says Matthew.

BEST BUILDING AMENITIES:

"The gym is an amazing facility," says Matthew.

BIGGEST DECORATING CHALLENGES: Coordinating deliveries and condo construction rules.



entertaining space. Jodie helped the couple transform the third bedroom into an open office with a desk large enough to accommodate two workstations. In the principal bedroom, she created a dream closet using custom millwork, recessed lighting and mirrored doors to conceal the couple's extensive shoe collection. "It feels like a high-end retail store," says Matthew.

In the main living area, the furniture was kept low-profile so as not to obstruct the jaw-dropping view. "We tried to create a lot of moments where people could set down a drink or pull up a chair," says Jodie. "It was important to maintain flow in the space since Matthew and Serge love to cook and entertain."

Designing this condo didn't come without its challenges. First, the pandemic set their work back by months and, then, the usual condo constrictions added an extra layer of organization and planning. "The turns are tighter, the proportion of furniture is different, installing light fixtures

TOP RIGHT: This cosy perch is the perfect place to have a nightcap. **Chair**, Jodie Rosen Design; **side table**, CB2.

LEFT: "It wasn't a huge room; it was important to find a dining table in the right size so it wouldn't feel cramped," says Jodie. **Chandelier**, Robinson; **dining table**, Jodie Rosen Design; **dining chairs**, Calligaris.

“IT WAS IMPORTANT TO MAINTAIN
FLOW IN THE SPACE SINCE MATTHEW AND
SERGE LOVE TO COOK AND ENTERTAIN”

— *Jodie Rosen, designer*



A marble backsplash and black accents including the pendants, hardware and faucet were added to give the kitchen a more custom feel. **Backsplash**, Stone Tile; **faucet**, Brizo; **stools**, CB2.

The builders were asked not to install the sliding doors blocking off the third bedroom so Matthew and Serge could have a breezy office space to use.

Chandelier, Robinson; **desk**, Jodie Rosen Design; **desk chairs**, Calligaris.



can be a challenge, there are so many condo rules! — and then there’s dealing with deliveries,” says Jodie. Between booking elevators and working within the designated hours, coordinating deliveries for the same day proved to be a logistical magic trick.

There’s also the issue of close quarters. “One day, we got in trouble for cutting millwork on the terrace after our neighbour got a mouthful of sawdust,” says Matthew. One lucky break was being able to work with the general contractor for the building, since some amenity spaces were still being finished. “It almost completely eliminated the need to bring in a crew of our own,” says Matthew. And while complications around the condo’s sprinkler system prevented Serge from getting his large glass wine storage wall for the couple’s wine collection, a solution was easy enough: they placed a wine fridge in the office closet.

Now that the sawdust has settled, Matthew and Serge enjoy spending time in their favourite spot in the condo, the spacious living room. From here, they can entertain

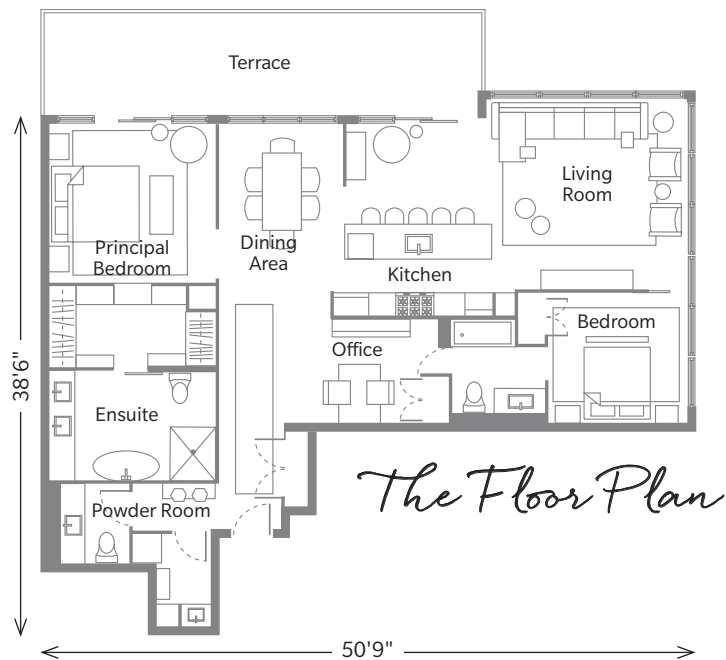
TOP RIGHT: On a clear day, the condo’s southwest-facing windows offer views of the lake and beyond to Centre Island, Mississauga and Hamilton. **Chandelier**, Renwil.

OPPOSITE, TOP LEFT: The millwork from the closet extends into the bedroom doorway, with similar wood accents on the feature wall to marry the spaces. **Chandelier**, Robinson; **bed frame**, **nightstand**, **bench**, Jodie Rosen Design; **table lamp**, CB2.

OPPOSITE, TOP RIGHT: “We wanted the powder room to feel really dark and sexy,” says Jodie. **Wallpaper**, Phillip Jeffries; **hardware**, Buster + Punch.

OPPOSITE, BOTTOM RIGHT: Jodie reoutfitted the builder-basic closet to accommodate the couple’s wardrobe and shoe collection. “They wanted a wow closet that was gorgeous and had lots of space,” she says. **Millwork colour**, Baby Seal Black (2119-30), Benjamin Moore.

guests and take in the city lights. With the condo perched so high, it’s easy to forget the chaos happening in the streets below. “On a summer night, we like to go out on the terrace with a laptop and glasses of wine and watch a movie against the backdrop of the city,” says Matthew. “It really is the perfect reprieve.”



SEE SOURCE GUIDE

Comin' in HOT

Produced by EMMA REDDINGTON

Text by SIMONE OLIVERO and CHELSEA DOLAN

CUPID'S RED
(6056-85),
Sico.

RADICCHIO
(CC-32),
Benjamin Moore.

PREFERENCE RED
(297),
Farrow & Ball.

WHAT'S TRENDING
IN DESIGN, FIXTURES,
APPLIANCES AND
ACCENTS FOR THE
HEART OF THE HOME.

THE OXBLOOD KITCHEN

Navy or green painted cabinets are moving out, and rich oxblood, cherry and brassica shades are moving in. For Chused & Co.'s renovation of this Brooklyn, N.Y., townhouse, glossy, wine-hued cabinets are paired with warm metal accents for a modern vibe.

Photography by Jeff Holt/Room design by Jenna Chused, Chused & Co.

Circular Islands

Defy the status quo by going from a rectangular to a round kitchen island. With curves trending, it was only a matter of time before the island came full circle. The new silhouette looks fresh and unexpected.



COUNTERBALANCED PENDANTS

Easily raised and lowered, counterweight pendants are both beautiful and functional, and look great when hung asymmetrically over a kitchen island. Fans of this style of lighting include designers Lauren Nelson, Jessica Helgerson and Rose Uniacke.

Counterweight **pendant** in Brass
by Florian Schulz, \$4,565. 1stDibs.

The Hidden Pantry

Lynda Reeves designed this clever pantry with retractable doors for her lakehouse kitchen. Perfect for coffee bars and appliance garages, you can use the work area and then close it off.

Kitchen, Bloomsbury Fine Cabinetry.



LAYERED TEXTILES

Fabric is back! We're seeing layers of pattern in blinds, throw pillows, banquettes and more. In this 1928 California Tudor house renovated by designer Meghan Eisenberg, the mix of textiles brings an eclectic, 1950s look with green velvet chair seats and a geometric banquette that nods to woven Shaker coverlets.

Photography by The Ingalls (round island)/Stacey Brandford (pantry)/Harris Kenjar (banquette)/Architecture by Jeff Troyer (banquette)/Room design by And And Studio (round island)/LRDS (pantry)/Meghan Eisenberg (banquette)

Hot Accents for Small Kitchens



One asymmetrical sconce

Chalkboard wall

Curved vent hood

Interesting wall hooks

Statement hardware

A table and chairs

Stack bond floor tile, echoed in the backsplash



Flexible Refrigeration

Fridge and freezer drawers continue to entice and have become an entertaining staple. This extra cold storage allows you to stock up on drinks — and ice cream! — and is sized to fit in almost any room. The latest styles come in a swathe of unique colours. Look for features like a built-in restaurant-style ice maker and touchscreen temperature controls.

1. 24" Designer Panel-ready **freezer drawers** with Ice Maker by Sub-Zero, \$7,989. Bradlee Distributors.
2. 24" Undercounter **refrigerator drawers** in Emerald with Gold Hardware by True Residential, from \$8,000. Caplan's Appliances.

WHITWASHED DOUGLAS FIR

Kitchens are going bold with the dramatic grain of Douglas fir, whitewashed to a pale finish. This serene space in White Rock, B.C., by Andrea McLean (*left*) features streamlined wood cabinets. For a more maximalist take, this Muskoka, Ont., kitchen by Studio Paolo Ferrari (*right*) is wrapped entirely in Douglas fir and features a striking stone island.



Asymmetrical Pendants

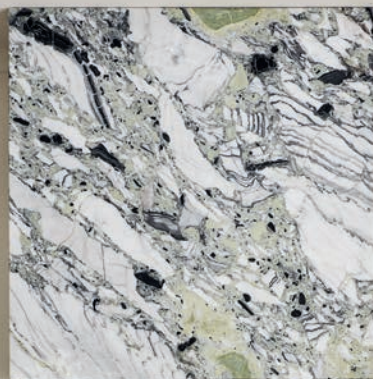
One offset, dramatic pendant is a fresh take with flair. To maintain a balanced look, choose a fixture that fills one-third of the length of your kitchen island.

Photography by Derek Swallow (small kitchen)/Ema Peter (Douglas fir, left)/Joel Esposito (Douglas fir, right)/Timothy Kays (asymmetrical pendant)/Room design by Kennedy Nolan (small kitchen)/Andrea McLean (Douglas fir, left)/Studio Paolo Ferrari (Douglas fir, right)/Studio Doherty (asymmetrical pendant)/Styling by Natalie James (small kitchen)/Marcela Trejo (Douglas fir, left)

SEE SHOPPING LIST

The Shapely Backsplash

Right angles may be streamlined, but curvy is way more fun. The new shapely backsplash dovetails with today's design trend for arched doorways, curved banquettes and circular islands. Upgrade your backsplash with rounded corners and soft edges that follow the contours of your kitchen.



STATEMENT FLOORING

Continuous flooring has been the standard in open-concept homes, but with the trend toward more clearly defined spaces, it may be time to shake things up in the kitchen. In this North London townhouse, the patterned terrazzo on the kitchen's dropped floor creates an unexpected focal point. Other options? Try château-style hardwood floors or cork.

The Great Oven Debate

▼ CONVECTION STEAM OVEN

Not only does this combination appliance cook meals evenly, but it uses steam to add and maintain moisture in your food. 24" **combination steam oven in Black** by Fisher & Paykel, \$7,499. Trail Appliances.



▲ SPEED OVEN

The efficient convection oven and reliable microwave come together in a speed oven, allowing you to reduce cook times without drying out food. 30" **H-7270-BM speed oven in Stainless Steel/Clean Steel**, \$5,249. Miele.



▲ CONVECTION OVEN

Spend less time browning, roasting and cooking your favourite dishes with a convection oven. The fan evenly distributes heat, allowing for quicker meal prep. 30" **Single wall oven in Stainless Steel**, \$4,889. Bosch.

DO I STILL NEED A MICROWAVE?

Sleek built-in models, microwave drawers and appliance garages have made this small appliance less of an eyesore. And some speed ovens, such as Miele's model, have eliminated the need altogether, with a popcorn button and microwave operating mode that reheats and defrosts.

Photography by Sean Fennessy (marble backsplash)/Paul Raeside, Otto (terrazzo floors)/Room design by Tamsin Johnson (marble backsplash)/Zoe Anderson (terrazzo floors)





WANT TO GIVE YOUR CABINETS ON-TREND STYLE?

1. Add ribbed film to existing glass fronts to give the look of reeded glass. **Reeded glass film** by Feomos, \$27. Amazon.
2. Install tambour panels on Shaker-style cabinet fronts for a modern, textured upgrade. **Solid Wood tambour panels**, \$22/sq.ft. Surfacing Solution.
3. Raise your existing cabinets to be flush with the ceiling and add more storage with a shelf. **Farmhouse wall shelf** in White Wood by Grayson Lane, \$346. Lowe's.

Fare Thee Well, Kitchen Island

Removing your island may seem rash, but jumping on this hot trend — bringing back the kitchen table and chairs — is 100 per cent worth it. Beyond the meal itself, having a beautiful table to sit down at when shelling peas or peeling potatoes will feel luxurious.



Photography by Darren Chung (ribbed glass cabinets)/Nicolie Franzen (pannelled cabinets)/Cathy Posthusta (white cabinets)/Chango and Co. (white cabinets)/Richard Davonport, Davonport Interiors (ribbed glass cabinets)/Chango and Co. (pannelled cabinets)/Cathy Posthusta (white cabinets)/deVOL Kitchens (wood dining table)/Styling by Katja Greeff (pannelled cabinets)



"Natural terracotta tiles!"
— CAROL REED

2

"Adding a cordless lamp to an island."

— TIFFANY PIOTROWSKI, TIFFANY LEIGH DESIGN



"Perrin & Rowe's Armstrong pull-down bridge kitchen faucet with a U-spout in unlacquered brass."

— RICHARD OUELLETTE, LES ENSEMBLIERS



"We're interested in exploring the use of more electric and convection ranges in our upcoming residential projects."

— STEFANIE BRECHBUEHLER, WORKSTEAD

Trending Details

1. Adama Hex Terracotta tile, \$124.32/sq.ft. World Mosaic Tile.
2. Mini Cordless buffet lamp in Antique Brass, \$343. Modern Lantern.
3. Armstrong Pull-down Bridge kitchen faucet with U-spout in Unlacquered Brass, \$3,112. House of Rohl.
4. CornuFé 110 induction range in Matte Black, \$21,975. La Cornue.