

MONIAK RESIDENCE  
ENTIRE HOUSE REMODEL  
SUN PRAIRIE, WI  
2019



AFTER: EXTERIOR VIEW OF FRONT

Project Category: 07-26 Entire House \$250,000 - \$500,000

Location: Sun Prairie, WI

Completion Date: September 2019



The Moniak Residence was a whole house renovation that encompassed every floor of the home. Originally built in the 1990s, the home had become tired and outdated, with newer functionality left to be desired. Their starter home had become their forever home, and they wanted the finishes, quality, and functionality to reflect that.

The scope included a complete interior remodel of the existing kitchen, dining, powder room, and living room; a refresh of the existing upstairs bedrooms; a complete interior remodel of the master suite, including a small addition to reinvent the space; and a lower level remodel to update finishes and add a wet bar.



**BEFORE:** DATED, LIGHT-TONED FINISHES MADE THE HOME LOOK BLAND, TIRED, AND SHOWED A LOT OF WEAR AND DIRT. ADDITIONALLY, CHAMFERED GARAGE DOOR CORNERS, UNDERSIZED FRONT PORCH COLUMNS, AND DECORATIVE GABLE VENTS CLEARLY DATED THE HOME TO THE 1990S.



**AFTER:** A BOLD NEW SIDING COLOR, BOTH HORIZONTAL AND GABLE BANDING, WINDOW HEADERS, SQUARED-OFF GARAGE DOOR CORNERS, AND PROPERLY SIZED COLUMNS MAKE THIS HOME FEEL BRAND NEW. COLORS WERE SPECIFICALLY CHOSEN TO COORDINATE WITH THE EXISTING FRONT DOOR AND SHUTTER COLOR AND EXISTING BRICK.



**BEFORE:** ASYMMETRICAL SECOND FLOOR WINDOW PLACEMENT AND A LOW FRONT PORCH CEILING PROVIDED AN UNDERWHELMING ENTRANCE TO THE HOME.



**AFTER:** THE NEW DOUBLE GABLED ROOFLINE AT THE MASTER BATHROOM ADDITION BRINGS THE HOME'S FACE FORWARD, ADDS BALANCE, AND HELPS TO DENOTE THE ENTRANCE.



**BEFORE:** A U-SHAPED KITCHEN WITH 7'-0" HONEY OAK CABINETRY DID NOT MEET THE STORAGE CAPACITY THE CLIENTS NEEDED. FINISHES WERE OUTDATED AND THE CLIENTS DID NOT USE THE BREAKFAST BAR.



**AFTER:** NEW, MAPLE CABINETRY EXTENDING ALL THE WAY TO THE CEILING GAVE THE CLIENTS THE STORAGE SPACE THEY NEEDED. THE U-SHAPE WAS ABANDONED, AND THE CABINETRY EXTENDED TO THE FOOTPRINT OF THE EXISTING BREAKFAST BAR. A MUCH SOUGHT-AFTER ISLAND WAS INSTALLED, ALLOWING FOR GREATER FLOW THROUGHOUT THE KITCHEN.

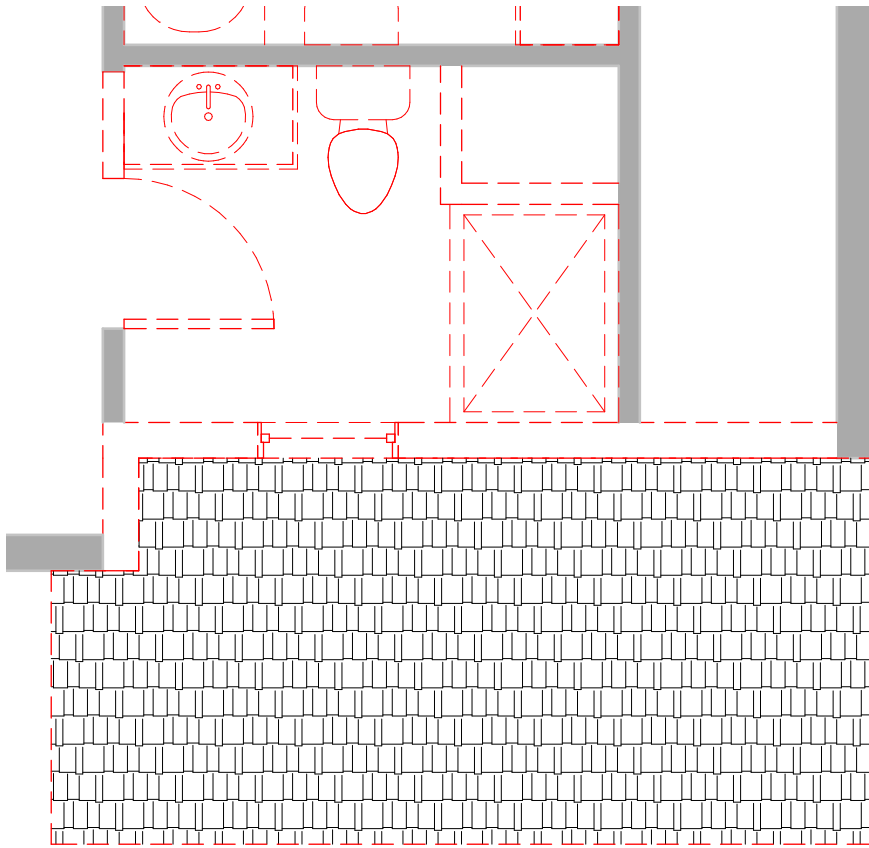


**AFTER:** THE NEW APPLIANCE PACKAGE INCLUDED A DOUBLE OVEN DUAL-FUEL RANGE AND AN OVER THE RANGE MICROWAVE THAT INCREASED THE FUNCTIONALITY OF THE KITCHEN BY ALLOWING MORE ROOM FOR CABINETRY.

**AFTER:** DETAIL OF MASTER SUITE VANITY

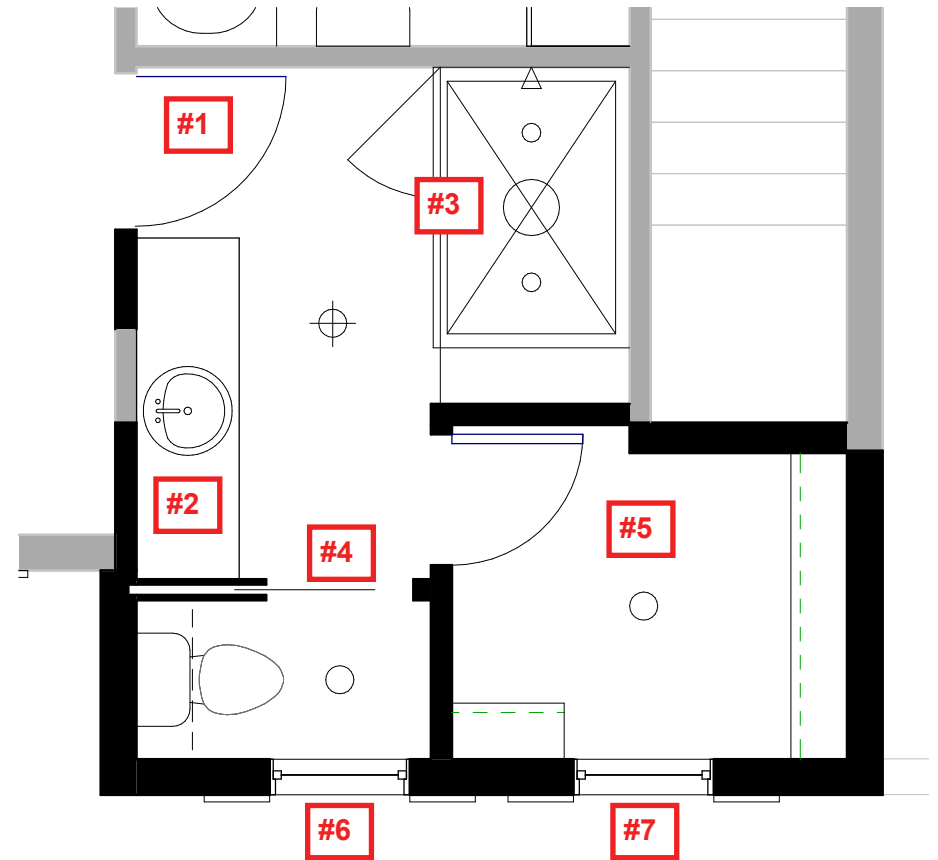






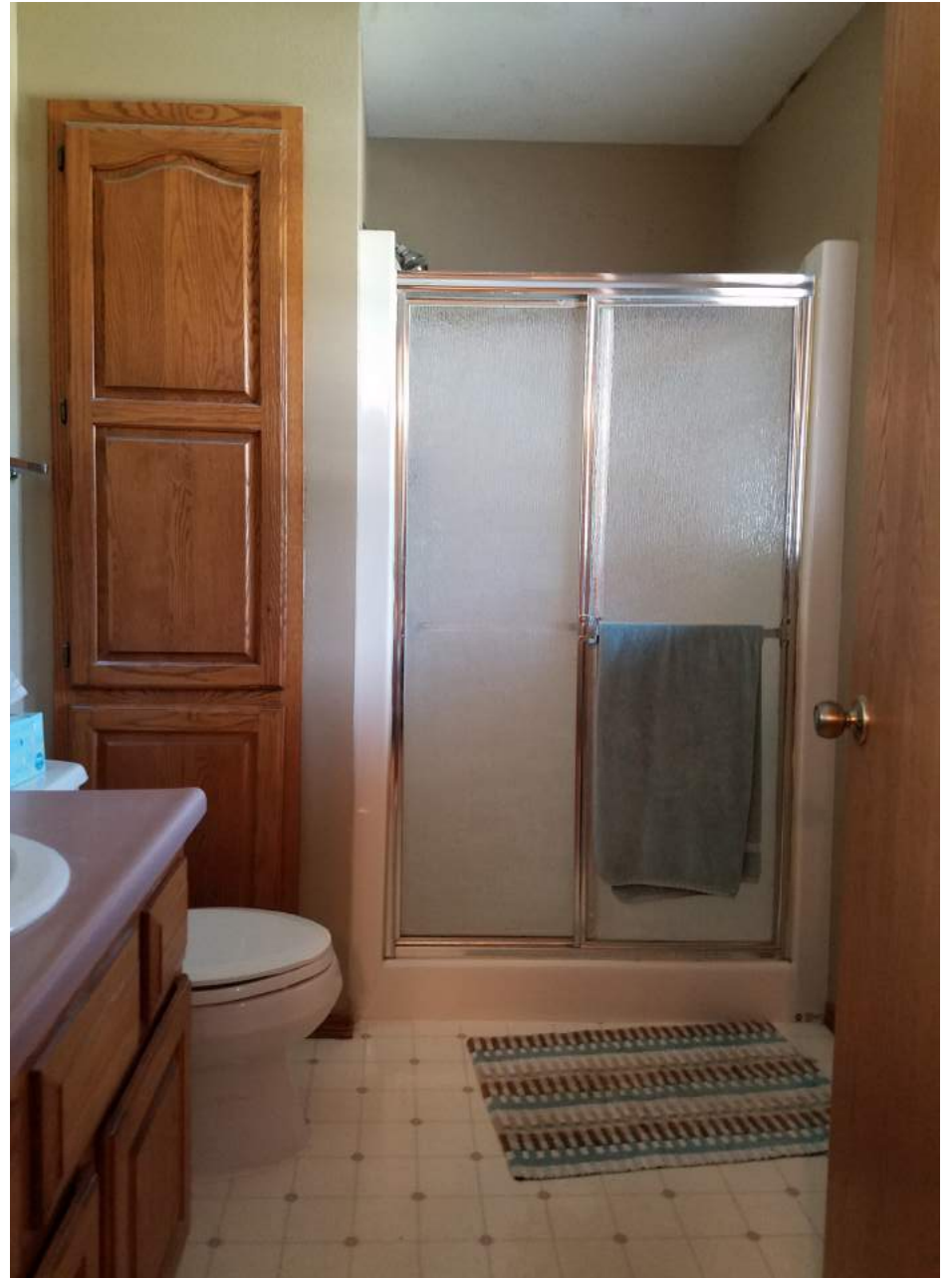
**BEFORE: MASTER BATHROOM**

DEMOLISH EXISTING BATHROOM IN ITS ENTIRETY



**AFTER: MASTER BATHROOM SUITE**

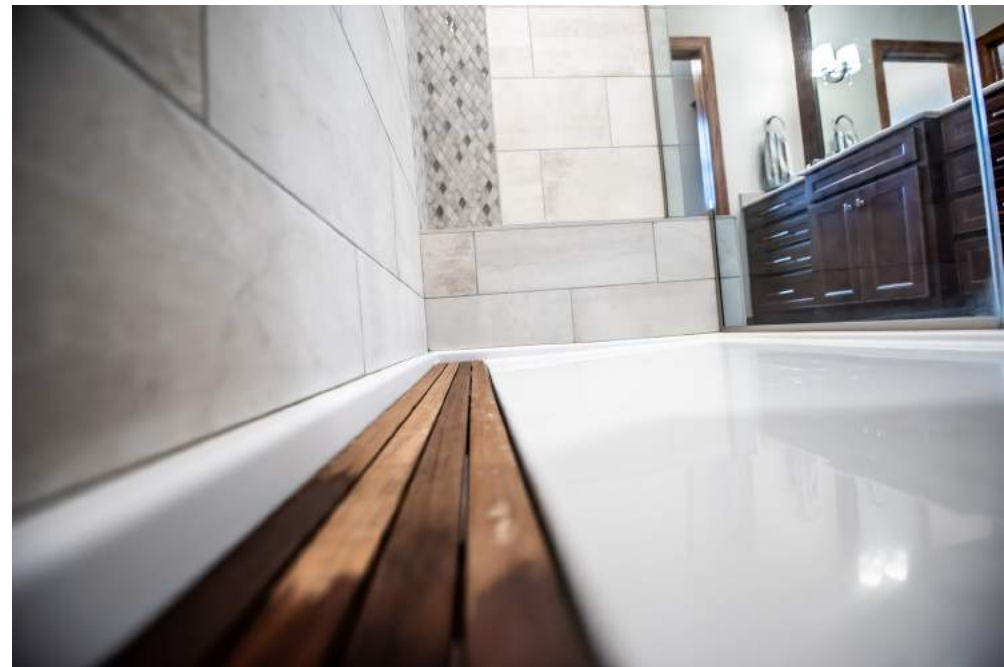
- 1) RELOCATED BATHROOM SUITE DOOR
- 2) NEW LARGER VANITY
- 3) FOCAL POINT WALK-IN TILED SHOWER
- 4) POCKET DOOR ENCLOSED WATER CLOSET
- 5) 2ND MASTER CLOSET
- 6) REUSED EXISTING WINDOW
- 7) NEW WINDOW



**BEFORE:** VIEW OF MASTER BATHROOM FROM BEDROOM



**AFTER:** VIEW OF MASTER BATHROOM FROM BEDROOM



**AFTER:** VIEW OF NEW TILE WALK-IN SHOWER WITH OVERSIZED NICHE, RAINSHOWER HEAD, BODY JETS, AND LINEAR DRAIN.

**AFTER:** THE NEW SECOND MASTER WALK-IN CLOSET LOCATED IN THE BATHROOM SUITE ALLOWS FOR THE CLIENT TO GET FULLY READY IN THE MORNING WITHOUT DISTURBING THEIR SPOUSE.



**AFTER:** THE TOILET ROOM PROVIDES PRIVACY WITH A POCKET DOOR THAT TAKES UP NO ADDITIONAL FLOOR SPACE AND, WHEN OPEN, ALLOWS FOR ADDITIONAL LIGHT INTO THE SPACE FROM THE FRONT WINDOW.





**AFTER:** A SINGLE SINK ALLOWS FOR MORE USABLE COUNTER SPACE. THE CUSTOM VANITY MIRROR IS FRAMED WITH AN ARCHED TOP AND THROUGH MIRROR SCONCES.



**BEFORE:** THE EXISTING MASTER BEDROOM HAD A JOG IN THE WALL NEAR THE DOOR, MAKING FURNITURE PLACEMENT DIFFICULT.



**BEFORE:** THE EXISTING MASTER SUITE BEDROOM FEELS CRAMPED AND DARK.

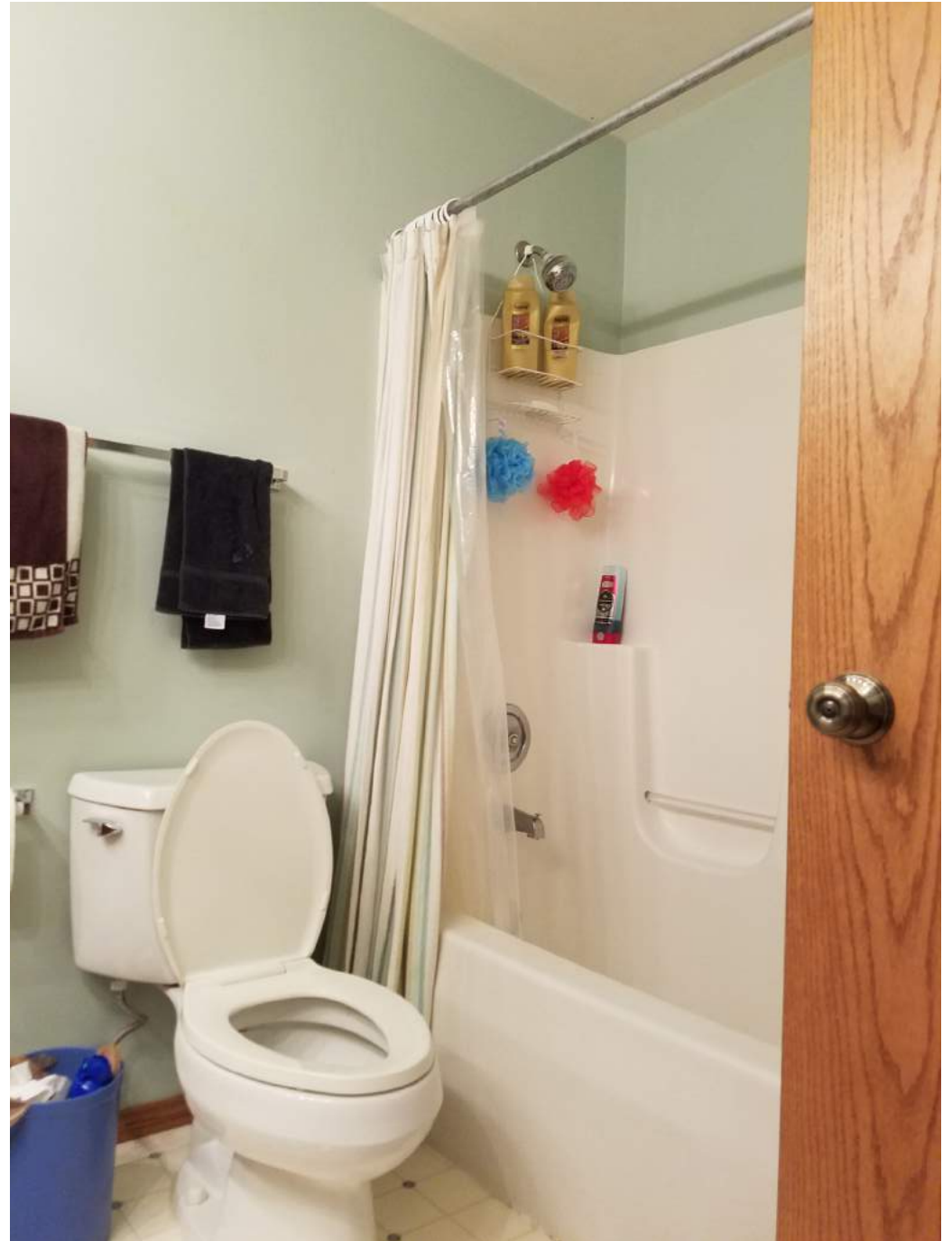




**AFTER:** THE MASTER SUITE FEELS BRIGHT AND OPEN WITH NEW PAINT, FURNITURE, AND CARPETING. INCORPORATING FAMILY HEIRLOOM FURNITURE INTO THE SPACE WAS PARAMOUNT.



**AFTER:** VIEW TOWARD THE MASTER BATHROOM SUITE FROM THE MASTER BEDROOM. NOT PICTURED: THE JOG IN THE WALL WAS STRAIGHTENED, ALLOWING FOR A MORE FLEXIBLE FURNITURE ARRANGEMENT.



**BEFORE:** VIEW OF THE KIDS BATHROOM. FINISHES WERE OUTDATED AND OF LOW QUALITY.



**AFTER:** VIEW OF THE KIDS BATHROOM. FINISHES WERE CAREFULLY SELECTED, FROM THE OVERSIZED, CUSTOM FRAMED MIRROR WITH THROUGH GLASS LIGHTING, TO THE DRAWER PULLS THAT WON'T CATCH POCKETS OR CORDS. CABINETRY WAS CHOSEN IN THE SAME FINISH AS THE KITCHEN TO RETAIN A COHESIVE FEEL THROUGHOUT THE HOME.



**AFTER:** VIEW OF THE KIDS BATHROOM. NEW LUXURY VINYL TILE FEELS WARM UNDER FOOT. ALL NEW SOLID CORE 6-PANEL DOORS REPLACED EXISTING HOLLOW CORE FLUSH DOORS.



**BEFORE:** VIEW OF THE BASEMENT TOWARD THE MECHANICAL ROOM. CORNER USED FOR STORAGE.



**AFTER:** VIEW OF THE BASEMENT TOWARD THE MECHANICAL ROOM. STORAGE CORNER HAS BEEN REMODELED INTO A BEVERAGE CENTER.



**AFTER:** VIEW OF THE BASEMENT AWAY FROM BEVERAGE CENTER. NEW PAINT AND FLOORING TRANSFORMED THE SPACE INTO A MODERN REC ROOM.





**AFTER (ABOVE):** DETAIL OF CUSTOM MADE FLOATING SHELVES WITH EXPOSED BRACKETS AND INTEGRATED LIGHTING.



**AFTER (ABOVE):** THE BEVERAGE CENTER WAS DESIGNED WITH KITCHEN HEIGHT CABINETRY ON THE LEFT FOR PREP, AND BAR HEIGHT STORAGE ALONG THE WALL TO THE RIGHT TO PROVIDE FOR A PLACE TO LEAN AND PLACE DRINKS WHILE SOCIALIZING. THIS CONFIGURATION PROMOTES INTERACTION AND BEST UTILIZES THE FLOOR SPACE. THE CLIENT ORIGINALLY INTENDED FOR A FORMAL BAR IN THIS AREA, BUT AFTER WORKING THROUGH THE TRUE INTENDED FUNCTION OF THE SPACE, A BEVERAGE CENTER WAS DECIDED UPON FOR ITS CASUAL APPEAL AND EASE OF REGULAR USE.



## CRITERIA RESPONSES

### **To what degree were the expressed needs of the client met?**

Our client's goals were to create a personalized home that fit their specific needs. They wanted their home to work for THEM. They did not want to move. We listened to their aspirations - for an updated look, for more storage, for an island, for a luxury master suite, for a modern rec room with a bar. They told us that they didn't think all of these things were necessarily possible. That their home couldn't accommodate them. When we came back with plans to address EVERY single issue they had brought up, they were astounded.

### **To what degree does the project enhance the existing structures functionally?**

In the kitchen, we exceeded their expectations by completely altering the flow with the addition of an island and double range, allowing for less stress around the holidays with a house full of family. The cabinetry selections, going all the way to the ceiling, have provided our clients the storage space they needed, creating a tidier, more relaxing kitchen.

The new luxury master bathroom suite is not only beautiful, but has completely changed their routine. No longer is she awakened by her husband getting ready in the morning. He is now able to retreat to the bathroom suite, close the door, and get fully ready while not disturbing her.

Lastly, the addition of the basement beverage center has allowed our client to hold his poker get-togethers at his house, rather than always going to a friend's.

### **To what degree does the project enhance the structure aesthetically?**

The addition of the master suite met more than their expressed needs for a luxury bathroom. It went beyond their expectations by creating a more pleasing, symmetrical, balanced front elevation of their home. The additional window and doubled gabled roof provides a distinct and upscale look in this neighborhood of production-builder homes. New details such as the wide window trim, window headers, frieze boards and band trims are stunning.

Inside, virtually the entire home is not updated with new finishes, but the aesthetic transformation of the master bathroom is a key piece to this project. The small, dilapidated shower, flooring, and cabinetry is gone, replaced by an enormous beautifully tiled shower and elegant vanity.

The basement no longer feels like the forgotten beige storage space that it had been acting as. It is now a place to get together with friends and family; to host. The masculine vibe with iron brackets and floating shelves, an industrial sconce over the sink, and varied grays throughout the space are gorgeous.



## CRITERIA RESPONSES

### **Is there evidence of superior craftsmanship?**

A very particular tile design was created for the master bathroom shower. We were able to come up with and execute a balanced, non-symmetrical design for a client who craves symmetry. The shower incorporated an acrylic pre-fabricated base with a custom tile bench. Deciding upon the placement of the tiled niche was important, as it is the focal point of the room. With the bench creating an asymmetrical look, we balanced out the wall with a vertical stripe using the same tile mosaic from the niche, installed the depth of the bench. Then, in order to balance out the vertical stripe on the back wall, an additional vertical stripe was designed to create a grounded corner.

Additionally, in order to exceed expectations for our client's need for symmetry, the through mirror sconces and outlets were designed and installed immaculately. Instead of a pre-cut hole, they were cut through the mirror on site to ensure perfect symmetry.

Lastly, the countertop in the basement beverage center has a single clean line to it. With the cabinetry at 36" and at 42", the backsplash of the lower cabinetry was designed at 6" to align with the no backsplash area at the upper cabinetry. The horizontal and vertical pieces fit together like a glove.

### **Were innovative uses of material and/or methods of construction used in the project?**

In order to provide additional space for the master bathroom and closet, we expanded the second floor over the front porch. The foundation present was adequately able to support it, and so this extra square footage was a relative bargain compared to other options.

### **Did the contractor overcome difficult obstacles?**

This project contained two large obstacles. 1) As stated previously, our client craves symmetry. In many cases, symmetry is just not possible. All of the new designs were carefully articulated to create as much symmetry as possible, while maintaining balance when it was not possible. Construction needed to maintain a tight tolerance, so as not to disrupt the intended symmetry. 2) This project was phased. The difficulty in phased projects that use the same finishes to create a complementary and cohesive design is that these finishes may not be available at a later phase. We were purposeful in our selections to try to avoid this situation. Additionally, phased projects require immense forward thinking on stopping and starting locations that make sense design-wise as well as construction-wise with the mobilization of teams. In the end, this project looks seamless, as if it was done in one fell swoop.