

KITCHEN REMODEL

The BIG Reveal

Before and after photos of four Cape Cod Kitchens—each distinctly remodeled—document their remarkable transformations from dated to divine.

By Rachel Arroyo

Encore Construction won a silver CoTY (Contractor of the Year) award from NARI in 2015 for this Harwich kitchen remodel.





"Sometimes it looks green and sometimes it looks blue," says the homeowner about the eye-catching kitchen color.



The original kitchen, at 10 feet by 11.3 feet, lacked space for entertaining guests and cooking comfortably.

Contemporary Coastal

Not surprisingly, the kitchen's color and quartzite countertops are two of the first things people comment on, says the homeowner. To pair with a stunning piece of Princess White quartzite with vibrant blue-green streaking, the homeowners thought white cabinetry made the most sense. Gerlach, however, suggested a custom blue-green color blend instead, pulling colors from the quartzite. "A big part of my job is to push people out of their comfort zone," says the designer. "The husband was open to the color, but the wife needed convincing." The wife remembers, "I was really scared about doing that much color." But, she adds, "I think because of the openness, it works." The custom color evokes the sea, and is also a spot-on hue for a more contemporary, cool-toned kitchen with stainless-steel appliances.

"I loved working with Susan [Gerlach]," says the homeowner. "She is a great listener yet interjected new ideas that helped the overall project." And, of course, she got the color of the kitchen just right. "It is exactly right," says the homeowner. "All our boxes were ticked."

Thoughtful layout

With the now much larger kitchen, Gerlach and the homeowners could concentrate on the layout. For a cook who likes to entertain, Gerlach designed separate work and prep stations. A large stainless-steel refrigerator was placed in one corner of the kitchen away from the freezer, with the wall oven and a steam oven installed in the opposite corner. "Easy access to the fridge was a priority for the cook of the family," says Gerlach, "and the freezer wasn't accessed all that often." In the center of the kitchen is a large, 56-inch-by-95-inch Plato Woodwork island that seats four. For easy prep, the island has a cooktop situated parallel to the Shaw fireclay farmer's sink overlooking the front yard. "I love the island," says the homeowner. "It's a great place to congregate." Guests often do just that while the chef is hard at work.



Ideal for entertaining, separate work and prep stations were designed for a multi-cook kitchen.

Coastal Blue

Bold choices reap huge rewards for a Harwich kitchen remodel.

KITCHEN DESIGN: SUSAN GERLACH FROM ENCORE CONSTRUCTION • **APPLIANCES:** KAM

Photography by Jay Groccia

FOR A COUPLE WHO LOVES spending summers on the Cape, entertaining friends and family from all over the world, a Harwich home within walking distance of the beach and town center was the perfect find. What wasn't so optimal was the kitchen. It was small and dark with not much room for the homeowner's husband to practice his considerable chef skills. "My husband loves to cook. It's therapy for him," says the wife, who planned much of the remodel with her husband from their home abroad in England. Having worked with Encore Construction in the past, the couple hired designer Susan Gerlach to spearhead the remodel.

Making room

"The goal of the remodel was to create a kitchen fit for a cook who likes to entertain and still have it blend in with the rest of the home," which has a subtle coastal feel, says Gerlach. To accomplish this, first the kitchen had to be expanded. A rarely used sunroom adjacent to the old kitchen was replaced with a much smaller mudroom/entryway, freeing up square footage. With no bedroom directly over the kitchen, Encore Construction was also able to heighten the ceiling without changing the roofline. Now the new kitchen, which was just 10 feet by 11.3 feet originally, has a cathedral ceiling and an extra 7.3 feet in width, measuring a much more spacious 10 feet by 19.5 feet as part of an open floor plan that connects better with the rest of the home.

Kitchen Swap

A change in layout results in a larger, brighter kitchen with better views of Depot Pond.

ARCHITECT: PETER McDONALD • **BUILD:** CAPE ASSOCIATES • **CABINETS:** KITCHEN PORT INC.

Photography by Dan Cutrona

WHEN THE OWNERS PURCHASED their four-bedroom house in Eastham in 2013, they knew it needed a lot of work. The modified Cape, built in 1971, had an odd layout and looked dated and dark, but the views overlooking Depot Pond were too beautiful to pass up.

As part of a nine-month, whole house remodel, the kitchen was renovated—or rather reinvented entirely. “I contacted Cape Associates before purchasing the house,” the homeowner remembers. “Matt Cole [president and CEO of Cape Associates] walked through the house with me and I was impressed with his professionalism,” she says, “so we decided to go with them as our builders.” At the recommendation of Cole, architect Peter McDonald was hired to draw up the plans.



Left: The old kitchen was converted into a dining room, while the new kitchen now rests on the other side of the fireplace. Above: The restored fireplace is one of the homeowner’s favorite parts of the new kitchen.

To capitalize on the water view, McDonald suggested relocating the kitchen to the opposite side of the large, two-sided fireplace, which separated the old kitchen from the family room. That move allowed for a larger kitchen—now 350 square feet—slightly higher ceilings, direct views overlooking the water and convenient access to the back deck.

“The architect did a great job showcasing the views of the pond,” says Ducott, and adding natural light. Two dormers with transom windows were built and can be controlled remotely for ventilation while water sensors make sure the windows are never open in a rain storm. “It helped the feel and the look of the exterior to bring light into the kitchen,” says McDonald, “and it helps cool down the kitchen in the summer, allowing hot air to escape.”

The floor plan was also opened up a bit more by taking down some of the wall between the new kitchen and the new dining room/family area and removing the extra unnecessary masonry around the fireplace. “By taking down some of the fireplace masonry and a bit of the wall, it added air and light into the space,” says McDonald. “With less masonry there is more of a connection between the kitchen and the dining room,” he says, and of course better views throughout.



Color Mix

Working with Dean Sarrasin from Kitchen Port in Orleans, the homeowner picked out light-colored Elite Square cabinetry by Candlelight Cabinetry, Silestone countertops and a denim blue kitchen island with a teak top and an oiled finish. “The contrast in color and materials gives the island almost a furniture feel,” says Ducott. “It seems that almost every kitchen we install nowadays separates the line cabinets from the island with either a different color cabinet or top or both. I really think it brings interest to the space and draws your attention to the island.”

About their new kitchen, the homeowner says, “We love our new kitchen. Basically, we live in it. It is big enough to entertain but cozy and comfortable enough for just two!”

The denim blue kitchen island, chosen to contrast with the reds of the fireplace and kitchen accessories, has a “furniture feel,” says April Ducott.

Salvaging the fireplace

The two-sided fireplace is the heart of the kitchen, says the homeowner, but at first they weren’t sure about keeping it. “A lot of consideration was put into if it was worth saving [the fireplaces],” says Ducott. To make the fireplaces safe and efficient, they were cleaned, flue liners were installed and the exterior cap was extended. “In the end, it was a lot of work and expense to salvage them,” says Ducott, “but I am glad the homeowners understood and appreciated the character it brought to the home.” The owner says, “The fireplace is beautiful and such a big part of the house. We really love it.” A Cape Associates craftsman carved a cranberry scene into the mantel.



Layout do-over

“When you go into a remodel, you want to use what is good and emphasize that,” says McDonald about his design approach. The old kitchen, positioned in a small alcove by the front door overlooking the street, was just 100 square feet and wasn’t taking advantage of the stunning pond views. “It was as if the kitchen was an afterthought,” says project manager April Ducott, “and not the focus or central hub of the home as it is now.”

Fit for Entertaining

A 1990s kitchen is brought into the 21st century.

BUILD: KENNETH HARKTORN INC. • **APPLIANCES:** KAM • **HARDWARE:** CAPE COD BRASS

Photography by Greg Mentzer

WHEN AN OSTERVILLE HOME in a high-end neighborhood was put on the market, business partners Brian Bodjiak, of Set Sale Property Group, and Kenneth Harkton of Kenneth Harkton Inc. knew it was a great opportunity to put their house flipping skills to good use. Originally built in the 1930s, the home had been remodeled in the late 1990s and needed a budget-friendly update, starting with the kitchen.

Gathering Space

Harkton, who has more than a decade of experience remodeling residential homes, saw the property as a great house for entertaining guests and made improvements with this in mind. To create a better “flow” between living areas, the 10-inch partition along the counter separating the kitchen and the living room was removed, opening the

layout and making it easier for guests to interact with the cook during gatherings; the same countertop area, now without the view-blocking partition, was also updated with a solid-colored Silestone quartz with an overhang for extra seating, which replaced the green-and-white speckled granite top. “It was just very dated looking,” says Harkton. For better symmetry, the kitchen sink was also centered.

The former wet bar area was also restyled. Two wine racks were removed from the upper cabinetry for a more streamlined look, and a wine fridge was installed inside the floor cabinets. A small design element with a big impact, a wide-profile backsplash made of Silestone quartz, helps to set the area apart from the rest of the kitchen.



Left: Wine racks in the wet bar area were removed and a wine fridge installed. Below, left: A small partition over the counter, separating the kitchen from the living room, was eliminated to better connect the two rooms. Below: The original Heritage Co. cabinetry was updated with a fresh coat of white paint and new hardware.



Painted Benjamin Moore “Brewster Grey,” the island pops against the kitchen’s neutral color palette.



Center of Attention

The island at the center of the kitchen commands attention. Painted Benjamin Moore’s “Brewster Grey,” it pops against the kitchen’s neutral color palette, while the Cambria quartz top further sets it apart from the Silestone quartz used on all other counter surfaces. A Jenn-Air 36 JX3 gas downdraft cooktop was installed, protecting views into the living room by eliminating the need for a hood ventilation system.

Making only cosmetic changes, Bodjiak and Harkton were able to propel this 1990s-style kitchen into the 21st century with little more than an update in paint colors, appliances, hardware and countertop materials. Now fit for entertaining, all this home needs is a new homeowner.

Updated Style

For a more contemporary look, the former backsplash with fruit-themed accent tiles was replaced with 3-inch-by-6-inch white, beveled subway tiles with “Stainless Dream” mosaic accent tiling to tie in with the living room’s fireplace. Similarly, the yellow, fruit-patterned wallpaper was swapped for a more timeless coat of “Sail Cloth” Benjamin Moore paint. And since the original, high-end maple cabinets by Heritage Cabinet Co. were in such pristine condition, all that was needed was a coat of white paint and Baldwin “Classic” antique brass knobs for a crisp and clean, up-to-date appearance.





In the new kitchen, the dated formica countertops, linoleum flooring and laminate cabinets were updated with dark Silestone counters, white oak flooring and Fieldstone cabinetry painted white.

Clean and Contemporary

The kitchen of a former Cape vacation home is made retirement ready.

DESIGN: WHITE WOOD KITCHENS • **BUILD:** CAMPBELL CONSTRUCTION CO.

AFTER 30 YEARS of living in Spencer, Mass., in a large gambrel perched on a hill, the owners decided to sell and retire to their vacation home on the Cape. "We loved all the room and storage space, but not all the work that went with it," says the owner about her and her husband's decision to sell and move.

The owners, now empty nesters, bought the 1980s Cape ranch almost two and a half decades ago, so they knew exactly what they wanted for the kitchen remodel. "My ideas for the Cape kitchen were based on years of living with the old dysfunctional kitchen," says the homeowner. To make those ideas a reality, the owners hired designer Gail O'Rourke, owner of White Wood Kitchens, and builder Peter Campbell of Peter Campbell Construction.



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Adding space and light

“My goal was to maximize space,” says O’Rourke, and impart a clean, bright look—all while working within the existing footprint. To gain more space and light inside the 10-foot-by-18-foot kitchen, one of the two doors was taken out. “The kitchen was always a problem because the back door cut the space in half and I always felt that one side was useless because of this,” says the owner. Now people enter through either the front door or the three-season room, which connects to the kitchen. “The door had to go, and because we lost a lot of light when we put on the three-season room, we needed more windows,” adds the owner.



Above: For added storage, a tall pantry was installed next to the fridge to offset the open shelving (below) used for display.

Updated details

The homeowners also replaced the kitchen’s dated formica counters with a dark, Silestone countertop, installed stainless-steel appliances, including a Jenn-Air Pro gas stove, and used soft, cream-colored subway tiles on the walls. To break up the wall of subway tiles and add a bit of visual interest, O’Rourke suggested extending the window sills across the entire back wall to create a small shelf. “The windowsill ties the windows into the design,” says O’Rourke. “I love design elements that don’t cost much but add to the look of the design.”

Storage Solutions

Topping the homeowners’ wish list was more storage, which had the potential to conflict with another request: open shelves. “I wanted some open, upper shelving to open up the small space,” says the owner. To offset the loss of storage space for display shelving, a tall pantry was added next to the fridge. Fieldstone cabinetry painted white and topped with crown molding was installed up to the ceiling line, replacing the old, laminate cabinets. Large bin pull hardware from Top Knob was used for the lower cabinetry. “It goes well with the white-painted finish because it keeps your fingers off the paint,” O’Rourke explains.

“We love our new kitchen,” says the homeowner. “We have plenty of storage and enough counter space. Everything is perfect,” she exclaims. “While no square footage was added, the functionality was greatly improved by getting rid of the back door. Every area is now functional.” In fact, the design was so successful it won a Silver BRICC Award from the Home Builders & Remodelers Association of Cape Cod last year for the best interior design of a private residence. 🏡