


ENTRY A painting by Laura Jones from Olsen Gallery sits on a Kin Design Co 'Connect' bench. Further colour comes from the Loom rug. **LIVING AREA (opposite)** A Jordan 'Nook' sofa is a welcoming addition, paired with a 'Fly SC5' coffee table from Great Dane, Menu lounge chair by Afteroom from Open Room and a rug from Loom Rugs.


VASE ON BENCH (OPPOSITE), TOP3 BY DESIGN, TOP3.COM.AU. ARTWORK: COASTAL MIRAGE (LEFT) BY COLIN PENNOCK, SCOTT LIVES GALLERIES.COM. PAINTING BY JULIAN MEAGHER, JULIANMEAGHER.COM.AU

cheat sheet

Who lives here: Shirin Pulitano, founder and creative director of event production company Dot Dot Dash; her husband Daniel, general manager of D & A Pulitano Construction; and their kids Oscar, 5; and Matilda, 1.

Style of home: A four-bedroom, three-bathroom home in North Melbourne with cellar and lift, built inside the shell of a 225-square-metre 1950s warehouse that once housed a Range Rover factory.

 After 18 months of planning, the build took 13 months.

 The cost of the project came to \$1 million.

moving UP

From the shell of a former factory, a Melbourne family has created this three-storey home that has allowed them to stay in their favourite suburb

WORDS JOANNE HAWKINS STYLING HEATHER NETTE KING PHOTOGRAPHY MICHELLE WILLIAMS

“After living in this street for 12 years, we love this area and the community. Both of our jobs are nearby, as are our families, and we love that we can walk to the city” SHIRIN PULITANO, HOMEOWNER



ARTWORK (OPPOSITE) THE DRIFT BY TODD HUNTER, SCOTTLIVEGALLERIES.COM. PLANTER & VASE (ON COFFEE TABLE), MR. KITLY, MRKITLY.COM.AU. CUSHIONS (ON OUTDOOR BENCHES, THIS PAGE), FAZEK, FAZEK.COM.AU.

Living children can often mean reassessing your home and realising it's not going to work, or that you need more space. So it was for Shirin and Daniel Pulitano – after years of living in an inner-city Melbourne terrace, they came to the conclusion that their much-loved home wasn't going to be suitable for a family. “We'd extensively renovated and made it into a three-level home, which involved some planning challenges but we got there in the end,” says Shirin. “It was great, but when I became pregnant with our son Oscar [now 5], we realised the layout, with the master bedroom on the top floor separated from the other bedrooms by the living area on the middle level, wasn't going to be very practical with a baby.”

The couple started hunting for a more family-friendly home, even looking in more suburban areas where they could also have a garden. But they realised they would miss the buzz of the North Melbourne neighbourhood they had called home for so long.

When a vacant warehouse became available on the same street as their terrace, they decided to build a house that would work for the couple and their family – and also mean they wouldn't have to sacrifice the inner-city lifestyle they had come to love.

Shirin, were you not fazed by the amount of work needed to turn this space into your dream home? Not really. A lot was going on, but my background is in events, so I'm used to working on lots of projects at once and I was able to get into this. It was a matter of working through the necessary steps to make it happen.

Why build from a shell rather than renovate an existing house? The location was perfect. After living in this street for 12 years, we love this area and the community. Both of our jobs are nearby, as are our families, and we love that we can walk to the city. Building also meant we could get exactly what we wanted. Another advantage of this site was that it came with plans and permits for a three-storey house, which would save us time with the planning process. Plus, having Daniel's construction company handle the build meant we could get a high-end result at a really good price.

You engaged architect Nick Harding from Ha architecture practice – what did he bring to the project? There were plans already in place, but we tweaked them to make the home more suitable for a family. We got rid of the narrow lap pool at the back – it sounds glamorous, but the reality was that it was completely in shade and I was probably going to spend more time cleaning it than using it. We enlarged two of the bedrooms and included a family bathroom on the second floor instead of each bedroom having an ensuite, and we also added a butler's pantry behind the kitchen as we both love cooking. Well, Dan loves to cook and I love his cooking!

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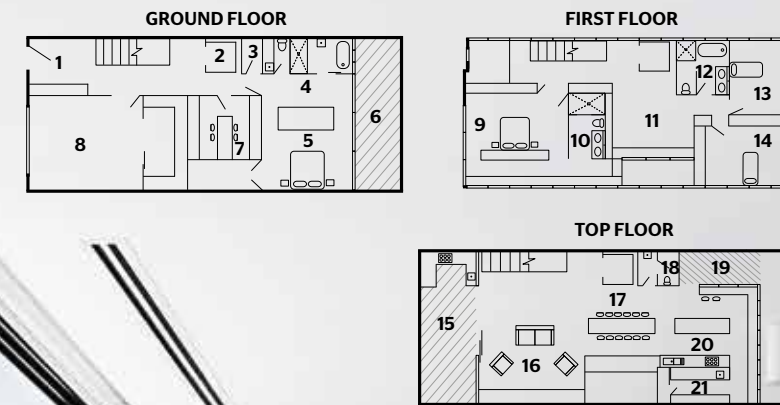


LIVING AREA (opposite) Shirin and Daniel with son Oscar and daughter Tilly. Daniel sits on a Fritz Hansen 'Fri' chair from Cult, where you can also find the Serge Mouille 'Applique 3 Bras Pivotants' wall light. The Friends & Founders 'Knock Out' side table is from Fred International. **TERRACE (above & below)** The living area opens to a sun-filled zone with a custom table designed by Peachy Green landscapers and 'Volley' chairs and rocker (below) from Tait. Ceramic patterned Mutina tiles from Urban Edge Ceramics contrast in design but keep the palette consistent – the Patricia Urquiola designs are 'Azulej Estrela' (left) and 'Azulej Cubo'.





DINING AREA (left) Timber is a highlight here with Hans J Wegner & Søn 'Wishbone' chairs from Cult around a 'Moller #26' oak table from Great Dane. The Wästberg 'W103 Sempé' pendant light is from Euroluce. **GUEST SUITE (above)** Visitors can relax on the 'Iko Iko' armchair and ottoman, 'Bole' sofa bed and 'Fred' coffee table, all from Jordan. The Persian rug was a gift from Shirin's parents. **KITCHEN (opposite)** A slab of Peraway Marble's 'Statuario 2855' marble forms the island bench. The custom fixed louvres allow for privacy while still admitting light.



- 1. Entry
- 2. Lift
- 3. Laundry
- 4. Guest ensuite
- 5. Guest suite
- 6. Courtyard
- 7. Wine cellar
- 8. Garage
- 9. Master bedroom
- 10. Ensuite
- 11. Library
- 12. Bathroom
- 13. Bedroom
- 14. Bedroom
- 15. Terrace
- 16. Living area
- 17. Dining area
- 18. Powder room
- 19. Balcony
- 20. Kitchen
- 21. Butler's pantry

Were all your changes made with family in mind? On the original plans, there was a home cinema room that we didn't need, so that has become Dan's wine cellar. We also included a lift. It was a lot of work to put in, but this is a three-storey house and it was something we needed for resale value. I thought I would never use it, but it's very convenient, especially if I'm taking shopping or our daughter Tilly up to the top floor, where our main living area is.

What were your aims with the interior? I like a calm, uncluttered space with clean lines. I'm surrounded by colour at work but at home I'm Dulux Lexicon Quarter all the way. I love black and white with timber. I'm glad we went with a warmer American oak veneer for our joinery rather than the paler timbers.

Have you had to balance your love of design with the need to make the house child-friendly? I wouldn't compromise on design. I would rather my children learn how to take care of nice things, but I did consider safety and made compromises. I originally wanted our sofa to be in tan leather, but after testing out a sample with milk stains, I chose a durable wool fabric alternative.

After working so hard to make your home a reality, what does it mean to you? Tilly was born since we moved in and Oscar has grown up here, too, so it's a place that's always going to mean a lot to us. We enjoy living here so much that when we go on holiday, it's very hard to choose a place to stay that we like as much! **10**

To see architect Nick Harding's work, visit h-a.com.au. Daniel's family construction business can be found at pulitanogroup.com.au.

LESSONS LEARNT

"Don't leave choosing things until the last minute"

SHIRIN PULITANO, HOMEOWNER

"As soon as you've worked out your layout and room sizes, turn your attention to the fittings and fixtures, otherwise you will have to compromise," says Shirin. "No-one wants to compromise when you have to live with things forever." She and Daniel also decided not to put an airlock at the entry. "In retrospect, it would have been nice not to step straight out onto the street," says Shirin. "Also, the budget didn't allow us to have concrete between the upper floors, which means you can hear people walking above you."

REPUBLIC OF FRITZ HANSEN 'KEBANA' VASE (ABOVE, LEFT); CULT; CULTDESIGN.COM.AU; 'RAFT' N44; KITCHEN STOOLS (OPPOSITE); GREAT DANE; GREATDANEFURNITURE.COM; ARTWORK: (OPPOSITE, ON KITCHEN BENCH) BANKSIA INTEGRIFOLIA #7 BY JUDITH SINNAMON, EDWINACORLETTE.COM



STAR PERFORMER

Large-format European Oak engineered timber flooring in Rustic White Smoked from Oslek Flooring adds scale and a timeless appeal to the upper floors. "I'm not a fan of carpet as it's very difficult to keep clean over time," says Shirin. "These floorboards give the house the warmth it needed."

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ARTWORK: (OPPOSITE) UYUN / BY MICHELLE WILLIAMS.COM.AU; (THIS PAGE, RIGHT) DUO, LA PERA (PEAR ARTWORK), LUKE FURNITURE, LUKE.COM.AU; (SMALL WALL ARTWORK) ARMADILLO & CO. ARMADILLO-CO.COM, CUSHIONS (OPPOSITE, ON SOFA), BLACK THREAD, BLACKTHREAD.COM.AU; (SCALA TAPWARE (THIS PAGE, LEFT), SUSSEX TAPS, SUSSEXTAPS.COM.AU, BASINS, REECE, REECE.COM.AU, BASKET (RIGHT, ON DESK), FAZEK, FAZEK.COM.AU

🕒 timeline

2012	2013	2014-15
<p>May The couple purchase the site with existing plans for a three-storey home.</p> <p>Jun Daniel starts 11 months of work to rectify existing latent conditions, which had resulted in a building notice and the suspension of works. They include unapproved structural</p>	<p>underpinning to adjoining walls, illegal demolition and a sewerage connection broken and diverted through a neighbour's property.</p> <p>Aug Nick Harding from Ha architects is engaged to rework the existing plans.</p> <p>Sep Shirin and Daniel's first child Oscar is born.</p>	<p>May The couple's previous home is sold and they move into a rented flat.</p> <p>Sep The full building permit is issued. Work to underpin the existing facade starts.</p> <p>Dec Building work begins. The slab and foundations are poured and coils for the underfloor heating installed.</p> <p>Apr Framing is completed. Glass panels weighing 600kg in total are craned in.</p> <p>May Internal plastering starts. Final prop to the facade is removed.</p> <p>Aug The site is locked up.</p> <p>Sep Kitchen and bathroom joinery is installed and the timber flooring laid.</p> <p>Nov Marble benchtops are installed in the kitchens and bathrooms.</p> <p>Dec The internal painting is wrapped up in time for Christmas.</p> <p>Jan 2015 Just over a year after building started, the house is completed and the family move in.</p>



LIBRARY (opposite) This room is brought to life with vivid greenery and artwork. The 'Wilfred' sofa from Jordan, Moroso 'Klara' tables from Hub Furniture and an Artek '901' tea trolley from Luke Furniture add a fun, modern edge. The Flos '265' wall light is from Euroluce. **ENSUITE (above left)** Grey 'Portland' floor tiles contrast with white subway tiles, both from Erneste Tile Concepts, in the ensuite. The custom floating vanity, as with all the joinery, is American oak veneer stained in a custom medium-dark stain. The custom mirrors were designed by architect Nick Harding. **OSCAR'S BEDROOM (above right)** Oscar can do his homework in style in future years with a custom desk and Eames 'Aluminum Group' chair from Living Edge.



BRIGHT IDEA

"I love this panelled wall," says Shirin. "I set myself a challenge to change up the colour in one of the rooms and this works beautifully." She chose Dulux Guild Grey for the job.



MASTER BEDROOM (above) Dark tones provide a soothing space for Shirin and Daniel, with grey Jordan linen complementing By Lassen 'Frame' side tables from Fred International and 'Caravaggio' wall lights from Cult. **CELLAR (above right)** "Dan is really passionate about Italian wine so this is a space he loves," says Shirin. Tom Dixon 'Beat' lights from Dedece and a 'Smed' stool from Great Dane are grounded by Patricia Urquiola's 'Azulej Estrela' tiles from Urban Edge Ceramics. **GUEST BATHROOM (opposite)** A Moda 'Teresa' bath and 'Claudine' basin, both from ACS Bathrooms, give guests a five-star retreat.



how to live with bold colour

Inspired by this moody bedroom, we asked Wendy Rennie, colour expert at Haymes Paint (haymespaint.com.au), for her tips on using dark colour in sleeping spaces

- + **Light colours have traditionally been used** in bedrooms, but people are now accepting that dark colours can create a cocooning effect that works perfectly for places of rest.
- + **For bedrooms, I like dark charcoals,** dusty greys and blues, and olive greens. I'd probably steer away from dark reds, as it's less restful.
- + **The best paint choice** for this situation is a chalky matt paint like the Haymes Paint 'Soft Chalk' range. They give a soft, velvety finish, which tends to absorb rather than reflect light, so they make sense for a calming zone.



3 GREAT FINDS

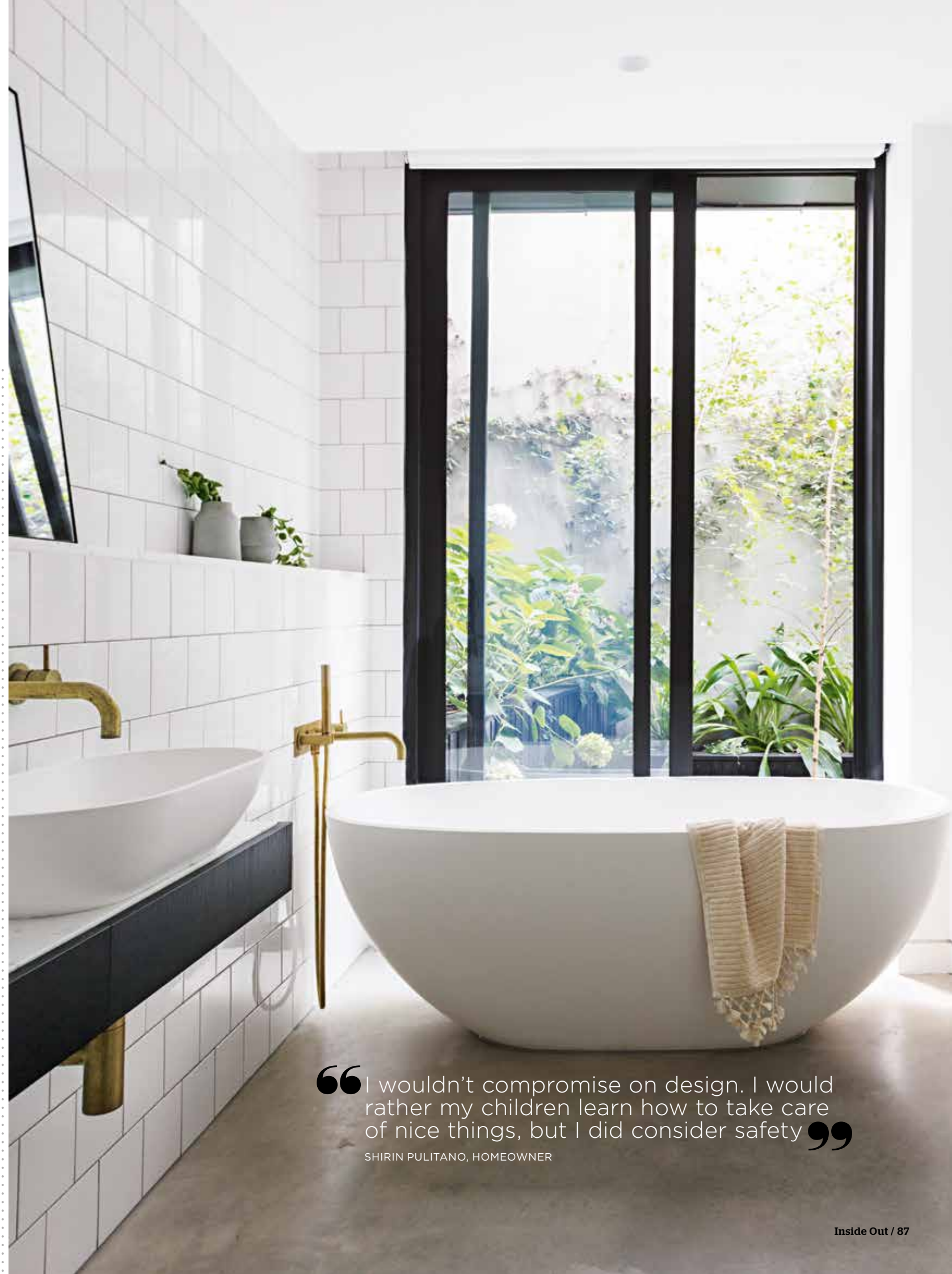
FLOOR SHOW Cool concrete and warm timber surfaces both benefit from the addition of a soft rug

1 Saray Rugs 'Emperors Garden' rug, \$159.95/120cm x 170cm, Zanui, zanui.com.au.

2 Beni Ourain rug, \$8300/267cm x 358cm, Loom Rugs, loomrugs.com.

3 '2983 Anatolian' rug, \$3350/300cm x 223cm, Loom Rugs, as before.

ADDITIONAL PRODUCT SOURCING: NATALIE JOHNSON 'SCALA' TAPWARE, SUSSEX TAPS (OPPOSITE), SUSSEXTAPS.COM.AU; TOWEL LOOM TOWELS, LOOMTOWELS.COM



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