LOVE IT « OR » LIST IT

EPISODE 5088 The Byrne Family

Joe didn't want to leave his condo but BJ talked him into buying a house. Joe is overwhelmed with the amount of work needed and David is trying to find them an easier house to live in while Hilary is turning this home into a condo-esque paradise.

Joe and BJ with Daughter Katie.

Kitchen Transformation

Before

After

Big Coat Productions 467 Queen Street East, Toronto ON M5A1T9 T: 416.507.9829 info@bigcoatproductions.com

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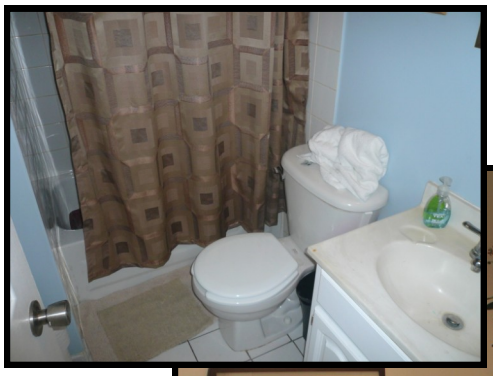
Before



After

After

Before

Wondering where we got it?

1	**Behr:** Canvas Tan UL170-14 Flat
2	**Behr:** Swan Wing W-F-400
3	**Ikea:** 2 Kivik Chaise lounge chairs
4	**Mercier:** Yellow Birch, Mystic Brown
5	**Ikea :** (4) Lack wall shelves

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BEHR Paint

Room	Company	Company Website	Color Name	Product Code	Logo
Kitchen	Behr	www.behr.com	Off White	1837 Flat	BEHR GOOD. BETTER. BEHR.
Hallway/ Living room	Behr	www.behr.com	Canvas Tan	UL170-14 Flat	BEHR GOOD. BETTER. BEHR.
Powder Room	Behr	www.behr.com	Chocolate Froth	720C-2 Flat	BEHR GOOD. BETTER. BEHR.
Trim	Behr	www.behr.com	Swan Wing	W-F-400	BEHR GOOD. BETTER. BEHR.

Furniture & Accessories

Company	Website	Description	Product Used	Logo
IKEA	http://www.ikea.com/ca/en/	Provided all bathroom storage solutions	Supplied all Bathroom fixtures BOHOLMEN, HOVSKÄR, Vanity: GODMORGON/ODENSVIKSink cabinet with 2 drawers, black-brown Article Number : 998.947.36 Faucet: GRUNDTAL Bath faucet with strainer, stainless steel color Article Number : 901.441.79Mirror: GRUNDTAL Mirror, stainless steel Article Number : 400.478.83	IKEA® Long Live the Home. IKEA® Long Live the Home.
DVI Lighting	http://www.dvcanada.com/	Provided Lighting for all Rooms	1.Bulletboard large 15 x 21" (38 x 53 cm) Finish: BN 2. SKU # DVP7912 3. SKU # DVP7916 Qty: 2	DVI LIGHTING INC.
MERCIER	http://www.mercier-wood-flooring.com/	Provided Hardwood flooring	Yellow Birch, Mystic Brown (Satin Finish), from the Design+ Program	MERCIER planchers de bois
Latitude	www.latitudeonline.ca	Provides Custom Countertops	KITCHEN Stone: Silestone Colour: Merope Edge: 1 1/2" Square Polished DESK Stone: CaesarStone Colour: 4330 Ginger Edge: 1 1/2" Square Polished	LATITUDE™ The New Counter Culture
Tango Kitchens	http://tangokitchens.com/	Custom Cabinetry	Provided the Byrnes with custom cabinetry. The colors are called winter and thunder	Tango
Berenson	http://www.berenson.ca/	Kitchen cabinet handles	Doors and Drawers B*LT=2 3***BAR PULL 160MM CC SS 6-7/8 L 1016-9SS-C	Berenson
The Tile Store	http://www.thetilestore.ca/	Provided tile for the Byrnes	Provided-Kitchen back splash Material: Glass Colour: Biscuit	the TILE STORE

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Furniture & Accessories

Best Brand Appliances	http://www.bestbrandappliance.ca/	Appliance Supplier	FRIDGE Model ZICP360NXLH RANGE Model ZDP304NPSS MICRO/HOOD JVM1750SMC DISHWASHER Model ZBD6920VSS	
Napoleon	http://napoleonfireplaces.com/	Fireplace Experts	Provided an electric fireplace for the Byrnes	
MU Flooring	www.muflooring.com	Installs Hardwood floor and hand rails and pickets for the	Installed Hardwood floor	
Erthcoverings	http://www.erthcoverings.com/	Provides Stone Coverings	Strips Tivoli (TI-RP) Qty: 50 sq/ft	
Serta	http://www.sertacanada.com/index.html	Mattress Supplier	Queen Pillow Top Mattress Set	
Husky Air and Heating	http://www.huskyair.com/	HVAC Installers	Installed HVAC for the Byrnes	
Insta - Insulation	http://www.slantfin.ca/	Spray Foam Insulation Experts	Provided spray foam insulation	

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Furniture & Accessories

Green Stream Environmental Inc.	http://www.greenstreamenvironmental.ca/index.php	Asbestos Abatement	Provided Asbestos Removal	GreenStream environmental inc.
Leap Management	http://www.leapmgnt.com/	Tests for mould and asbestos	Provides Love it or List it with air quality tests for mould and asbestos	LE PA
Schluter System	www.schluter.com	Shower Install System	Provides Shower System for Love it Or List it	Schluter Systems
Toyota	www.toyota.ca	Automotive Company	Ed Richardson drives a 2011 Toyota Tundra	TOYOTA
Blaklader	www.blakladerworkwear.ca	Construction Clothing Supplier	Provides all Work Clothing for the Construction Crew	BLÅKLÄDER WORKWEAR
UMBRA	www.umbra.com	Provides Home Accessories	1. Cappa double rod 2. Cappa double rod 3. Enz holdback 4. Satina chocolate 5. sofia 6. Hold up knife block 7. willow espresso set 8. willow appetizer stand 9. bulletboard large	umbra
Weiser	www.weiserlock.com	Door Hardware	Provided all locks	WEISER
U BOX IT	http://www.uboxit.com/	Provides Disposal Boxes and Bins	Boxes and Bins	U-BOX-IT
Bosch Tools	http://www.bosch.ca/content/language1/html/index.htm	Provides Tools for the Construction Team	Provides Tools	BOSCH
Journey Transportation Service	www.journeytransportationservicesinc.com	Provides same day courier services	Handled all deliveries/pick-ups	Journey Transportation Services Inc.
Shure - Line	http://www.shurline.com/NewsletterSignUp/tabid/75/Default.aspx	Provides all painting materials	Paint Materials	SHUR-LINE SURE YOU CAN
North Safety	http://www.northsafety.com/	Provides all safety equipment	All safety products	NORTH by Honeywell
Kiddie Canada	http://www.kiddecanada.com	Provides all home fire safety products	All smoke/CO2 detectors	Kidde A UTC Fire & Security Company

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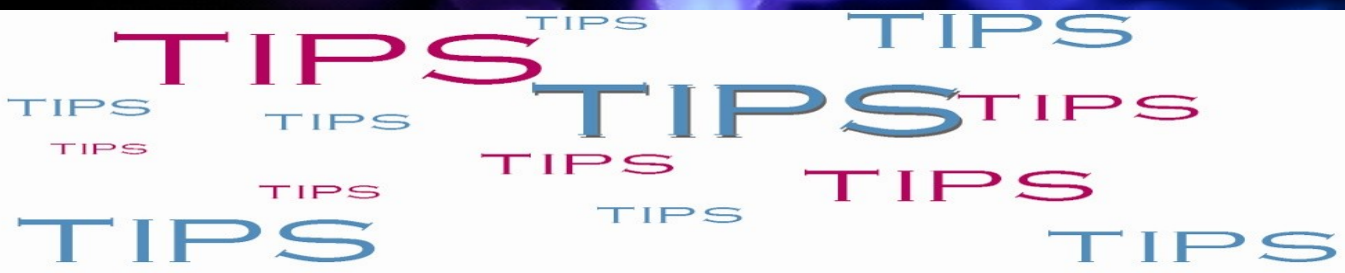

She says...

You wouldn't normally expect to see a fireplace several feet off the floor but it works in this room because the flame of an electric fireplace is a beautiful visual. So why not think of it as a piece of art as well as something that is going to keep the room warm? When it's on and you're sitting on the sofa opposite the fireplace, you have an uninterrupted eye line to this beautiful flame. When it's off, it disappears from the room. It's an unusual choice but I think it's beautiful.

- Hilary Farr

... He says

Making the transition from a condo to a residential home did not go as smoothly as this couple thought it would, the reason being two fold. One, coming from a condo their budget didn't allow them to buy a house that was finished from top to bottom. Two, the amount of daily maintenance required to keep a house was double compared to what they were used to in their condo. That being said, I thought that the town house was the perfect transition for this couple. It gave them the feeling of being in a home with half the maintenance of a larger house. As well, because town houses are generally cheaper, they could buy one that was finished from top to bottom. So if you are making the transition from a condo to a residential home, don't forget to look at town houses as a great option.

- David Visentin