



The extensive home embodies traditional charm on a modern scale with an inviting porch wrapping the length of the home's front exterior.

A Flexible,
**Functional
Dream Home**

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A builder designs a model dream home with his family in mind



above | The living room integrates traditional shiplap and furnishings while still feeling modern thanks to the crisp color scheme and touches of abstract art.

opposite | "The goal was to walk into the house and have the tone set for the rest of the experience of the house," Scott says of the foyer. Details like the trim on the floor and ceiling and the checkerboard marble floor all indicate the "transitional chic."



Imagine getting the chance to build a new home

on preserved property you know no one else is going to build on or around. That was just the opportunity afforded to Scott Brannock, President of Tidewater Homes, LLC.

BUILDING A FLEXIBLE AND FUNCTIONAL DREAM HOME

The home is an expansive 4,166 square feet in St. Johns, Florida, designed by builder Scott with his family in mind. The house also serves as a model home, so Scott's design has in mind functionality for both a growing family as well as various other interest such as daily life, cooking, entertaining, and creating a space where "the worries of the day can melt away."





above, left | The kitchen features two sinks and a pass-through window that allows you to pass things out to the outdoor kitchen and dining area.

above, right | Scott describes the vision for the kitchen: "The appliances are everything that a chef could ever want (gas, induction), a professional oven with a steam feature. It was all designed with entertaining as well as living with your family in mind."

opposite | Note the expansive dining table at the center of the space, dividing the kitchen from the living area. The table seats 14—an entertainer's dream!



The home is certainly a dream home with the amount of space it offers, inside and out. Scott envisions the home's expansive porch as "an outdoor foyer." The interior foyer sets the tone for the rest of the home and the expansive kitchen open to the dining and living rooms is a home chef and entertainer's dream. Each room has its own en suite so that no one has to share a bathroom. Of course, the primary suite features the most spacious bathroom that was designed to feel like a spa. In the back, a back porch hugs the length of the house and features an impressive outdoor kitchen and dining area on one end and a fireplace and lounge area on the other.





LUXURY MEETS FAMILY FRIENDLY

Even if you don't get a chance to design your family's home from scratch, you may be able to take some pages from Scott's book for how to make a home feel both luxurious and family friendly.

- **Keep common spaces open.** In Scott's home, the "heart of the home"—kitchen, living room, dining room—were designed with an open concept to keep the space ideal for hosting, entertaining, as well as keep an easy, family-friendly flow to the home.
- **Let bedrooms be retreat spaces.** That said, everyone needs retreat space. The bedrooms serve that purpose with two on one end of the house and the other two on opposite ends. Giving each bedroom its own en suite bathroom increases the privacy each member of the household can enjoy and keep to their desired level of cleanliness!
- **Give plenty of outdoor space for hanging out, together or separately.** Ample outdoor space provides additional options for being together or for each member to go off and find a quiet spot to read, chat on the phone, or whatever activity they prefer. There are spaces that are central for being together and enough space that people can find a private corner when it suits them.
- **Get a big table.** Seriously, nothing says hospitality and "the more the merrier" quite like a large dining room table. Counter style seating may be great for rushed breakfasts or a quick snack, but for really connecting over a meal, there's no substitute for sitting down at a table. In Scott's home, they chose a dining room table that can seat 14.

The custom island is huge, designed to be a cook and entertainer's dream. The custom "Vogue Green" color adds to its visual appeal, while the sink, ample countertop surface and space for counter seating makes it incredibly functional.



Scott refers to this desk as a "pocket office," ideal as "mom's central command station" or for the kids to do homework. The best part is you can close the door if it all gets too messy.

opposite | A butler's pantry offers more flexible functionality and can be used as a coffee bar, wet bar or second kitchen space.

The idea was to show possibilities of the space for both daily life—unwinding in the backyard with a glass of wine, for instance—and for entertaining. Spaces like the office could also be used for a variety of other uses such as a wine cellar or a games room. The home provides both functionality and flexibility, perfect for a family and as well as full of possibilities for potential homeowners looking for their next home.

OLD MEETS NEW WITH TRANSITIONAL CHIC

Scott calls this home's style "transitional chic" because it has "both traditional and modern elements but isn't really either by itself." He explains that this stylistic choice was very intentional and informed by the styles of homes in the St. Johns and greater Jacksonville, Florida area: "It's either ultra coastal, ultra-Spanish, or ultra-modern." Scott thought it was high time for a change and decided to do something different by blending traditional and modern styles.



The primary bedroom is a refuge of calm with soothing creams and beiges offset by emerald and soft burgundy jewel tones.



above, right | Ample cabinetry with brass pulls provides another luxe touch to this dream home.

above, left | A capacious primary suite bathroom with a neutral palette, luxe materials and a double rainfall shower make this a place where, as Scott says, “the worries of the day can melt away.”

below, right | A freestanding soaking tub is another luxe touch in the primary suite bathroom. Traditional paned windows combined with the black and white photographs and funky black vase embody the “transitional chic,” traditional-meets-modern style.

This style provided Scott the criteria for everything from color choices, primarily neutrals with pops of jewel tones such as emerald green. The color scheme, like the home itself, is both on-trend and classic enough to feel timeless.

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top | Scott sees the porch as "an outdoor foyer" that invites you in as well as gives you a taste of what you can find in the rest of the home.

opposite | The back porch overlooks majestic trees. Since the land the home sits on is preserved, they know nothing is going to be built to obstruct the peaceful view. The fireplace, comfy seating and mounted TV bring creature comforts to this outdoor living room.

above, left | On the opposite side of the back porch, a dreamy outdoor kitchen provides additional cooking, dining and hosting space.

right | A mudroom with storage is a farmhouse classic which this home continues.

