

We all know to expect the unexpected — and sometimes it pays to seize it too.

OUT OF THE BLUE

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THE PROJECT

With **xxarchitect's namexxxxx**, lawyer Siobhan Reid and her golfer husband Paul renovated this four-bedroom home in Mangawhai for themselves and their children Felix (5), Margot (3) and Freja (1).



In 2013, **<Auckland-based?>** golfer Paul Reid was offered an unanticipated opportunity: a new job and a new lifestyle for him and his wife Siobhan to ponder. An American investor had bought an expanse of land in Te Arai, north of Wellsford, and wanted Paul to run his new golf club, Tara Iti.

After due consideration, the pair decided to give it a go — though that's not to say they didn't have their reservations. "I'm a lawyer by trade and had no idea what I'd do in a tiny beachside town," says Siobhan. Nevertheless, choosing to take a chance, they bought a small home in nearby Mangawhai as an investment they could live in initially, while intending to keep an eye out for a more permanent base if they decided to stay on long term.

A few years passed and sure enough, a property with potential came up for sale right when they were ready to put down roots. A 12-year-old home on 10 acres with views of Mangawhai and the Brynderwyns, it was on the right track but would require a little tweaking.

"I was eight months pregnant, so I totally romanticised it," recalls Siobhan. "I walked onto the land and knew it was where I wanted to raise our kids. We've since found out that the previous owners,

a retired couple, spent around five hours a day maintaining the garden, which isn't so romantic!"

With expert input from Siobhan's architect brother **xxxx full name xxxxxxxx**, the couple took their time to contemplate their designs while they had their second child. By January 2020 the plans were confirmed, the consents were approved and the build was ready to begin.

The original homestead boasted three bedrooms, two bathrooms, one living area and some beautiful original features, but it needed to be opened up and extended. The existing kitchen, dining room and main bedroom became one open-plan living space that connects to a deck that captures that impressive view. The existing living room was turned into a playroom, a guest room was added in an extension at one end of the house, and an upgraded master suite went into the other.

Siobhan's a keen cook, so designing the kitchen was her domain. "I spent hours measuring the drawers and figuring it all out — and I love it, I'm really happy with the result," she says. "With the help of Guyco in Whangarei, I chose a Caesarstone Primordia benchtop as it gives a stone look but is super hardy, which is much needed with a young family." It's teamed with >



RIGHT What is this a view of — the Brynderwyns? Something additional to what's in the story about the outlook, plus details on the type of timber used for the decking and style name and maker of this outdoor furniture.

FAR RIGHT Details on the type of pavers used and their maker, what the plan might be for planting/the garden that appears a work in progress here, and style name and maker info for the outdoor dining table and chairs.

OPPOSITE Info on the architectural details here perhaps, and the type of timber and paint brand/colours used and roofing material. **PREVIOUS PAGE** Style name for the outdoor bath by Stoked Stainless.





Ashin tongue-and-groove and oak cabinetry to form a user-friendly, functional space complete with a handy extra basin at the end of the benchtop, which Siobhan deems “a great decision. Living rurally means the kids are always outside getting dirty, so I literally pick them up and pop them in it to wash their feet and hands when they come inside.”

Siobhan candidly reveals that as first-time renovators, she and Paul didn’t exactly find the process easy. “Doing anything for the first time, you’re a total amateur. I thought because I wasn’t working, I could project manage, but there’s just so much to learn and an endless amount of work that carries on into the evenings, like research and invoicing.”

Luckily for these rookies, they had **xxxbrothers’ namexxxx** to lean on. “He knows me inside out, so I’d throw ideas to him for feedback, and when the builders DEC Construction were on site with technical questions I couldn’t answer, I’d call him and hand over the phone,” says Siobhan.

In natural materials and neutral colours, the resulting team effort exudes a sense of sophisticated calm. The home’s generous, light-filled layout provides ample areas for the family to enjoy – the favourite spot being the outdoor living space. >



ABOVE Details not in the story about the kitchen please, including the style name and maker of the bar stools, style name and maker/brand of the tapware from Plumline, appliances, info on the design purpose of the shelving and ledge detail, and some of the key objects we can see on them from left to right. **RIGHT** Where in the house is this? Style name and maker details of the items here left to right and perhaps something about who crafted the cabinetry and what timber was used here? **OPPOSITE** Info about this nook (or does Siobhan call it a concealed pantry?), including how it works for Siobhan (there must be a story here about this epic organisational system and Siobhan’s need for order. Who set this up for her?), and the style name and maker info of the tiles from Tile Space. Also, who crafted the kitchen?

“I SPENT HOURS MEASURING AND FIGURING IT ALL OUT – AND I LOVE IT.”





“We added a great big deck, a pergola, a concrete patio area with an extended roof for shade in the summer and an outdoor fire that’s awesome in winter,” says Siobhan. “We love entertaining and having friends around, so it really works for our lifestyle.”

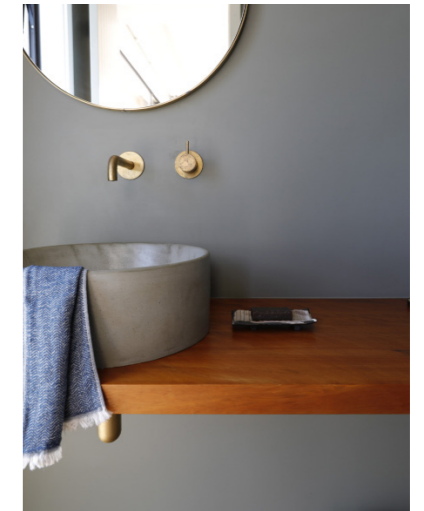
The new bedrooms are also the perfect fit. “I absolutely love ours,” says Siobhan of her and Paul’s sleep space. “We invested here to create our own sanctuary down one end of the house, but kept it really simple, because the floor-to-ceiling windows showcasing the native bush are the statement piece. I love waking up, drawing the curtains and opening the sliding door to let nature in. The shower in our ensuite also has a sliding door that opens onto a deck and it’s amazing showering with the door wide open, plus there are stairs beyond that that lead down to an outdoor bath.”

In fact, expansive windows were installed throughout the house to highlight the beauty of the gorgeous garden and orchard that give this property a retreat-like feel. It was a bit of a journey to get here, but now they’ve arrived, this coastal-meets-rural lifestyle suits the Reids to a tee, proving that sometimes the most unexpected opportunities can lead to the ultimate outcomes. 🏡



TOP Where in the house is this? Name of the artwork by Eion Shanks. Style name of the sofa from St Clements, style name and maker of the throw and Nodi rug. The xxxxstyle namexxxx coffee table from Design Warehouse was conceived as an outdoor table but works just as well in here. **ABOVE** Style name and maker info for the shelves. Style name and maker info for some of the key objects on them and info on how the couple like to obtain their objects (eg are the focused collectors or is it more ad hoc...?) **LEFT** Info about the how the generous glazing (and who is the joinery/windows by?) and skylights contribute to the feel inside the home and the heating and cooling.

OPPOSITE Are the oak floorboards existing or new (and if new please supply style name and brand)? Style name and maker info for the pendant light, and dining table and chairs. Name of fabric and retailer for the curtains. Comment on how well this space functions for the family or what they love about it, or similar?



ABOVE Style and brand name of the carpet, style name of cabinet from Inkah, style name and maker of cot, blanket and wagon. Paint brand/colour and style name and retailer of curtain fabric. Plus anything else that would be interesting about the girls' room. **TOP RIGHT** What room is this? Style name and maker of the mirror, style name of the basin from Raw Concrete Design, style name and brand of the tapware from Plumline (and is it brass, or aged brass?), plus the paint brand/colour and who made the vanity from what type of timber? **RIGHT** Paint brand/colours x 2, and are those drawings on the wall by Felix? **RIGHT** Paint brand/colours x 2, and are those drawings on the wall by Felix? Style name and maker of his sheets, duvet, rug and dresser. **OPPOSITE** Is this the playroom? Style name and maker details for the shelving, animals busts x 2, rug/playmat and storage baskets on the shelves and on the floor beside them. What does Siobhan find so great about having a dedicated playroom?



THIS PAGE Is all the linen seen here from Bed Threads (if not, please supply style name and brand of the throw, duvet, sheets and pillowcases)? What's the style name of the bedside lights from Homage? Style name and maker details for the Nodi rug, vase and bedside table, plus anything else that might be interesting about this space and not repeat the story. **OPPOSITE, FAR RIGHT** Style name and brand/maker of the tiles from Tile Space, style name and maker of the mirror, style name and brand of the tapware from Plumline and shower head too, style name of the basin from Raw Concrete Design, style name and maker of the timber bath mat, plus anything else that might be interesting about this space and not repeat the story.

