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OCT/NOV 2023

P30 Featured design project
**UPDATED DESIGN FOR A
COASTAL CONDO**

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A message from the Publisher,

Lawrence Hirsch, PH.B.A

This issue, we are so happy to present our readers with the remodeling talents of Kitchen Renovations Perfected, in addition to the interior design work of Perla Lichi of Perla Lichi Design,

OCTOBER/NOVEMBER 2023 ISSUE

FEATURED DESIGN PROJECTS

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Updated Design for a Coastal Condo

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Fort Lauderdale Glamour

By Perla Lichi Design

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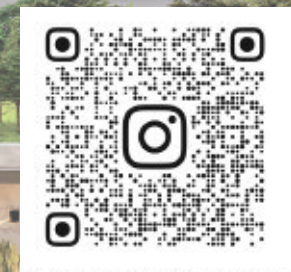
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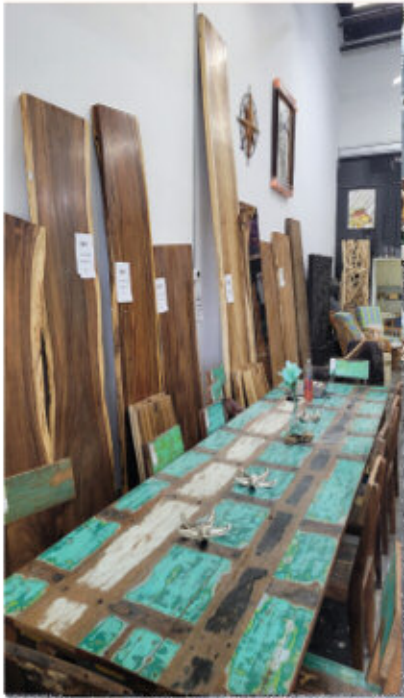
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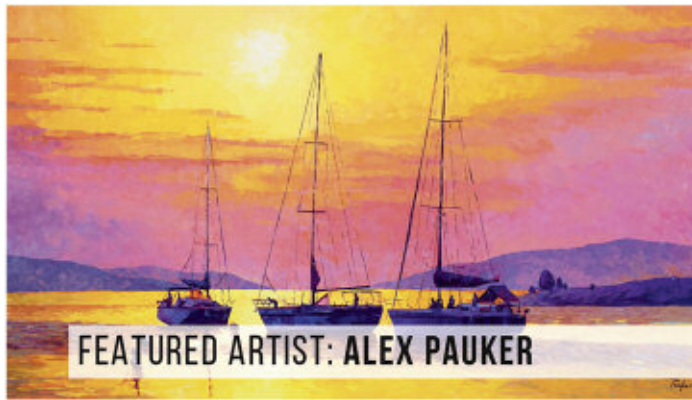
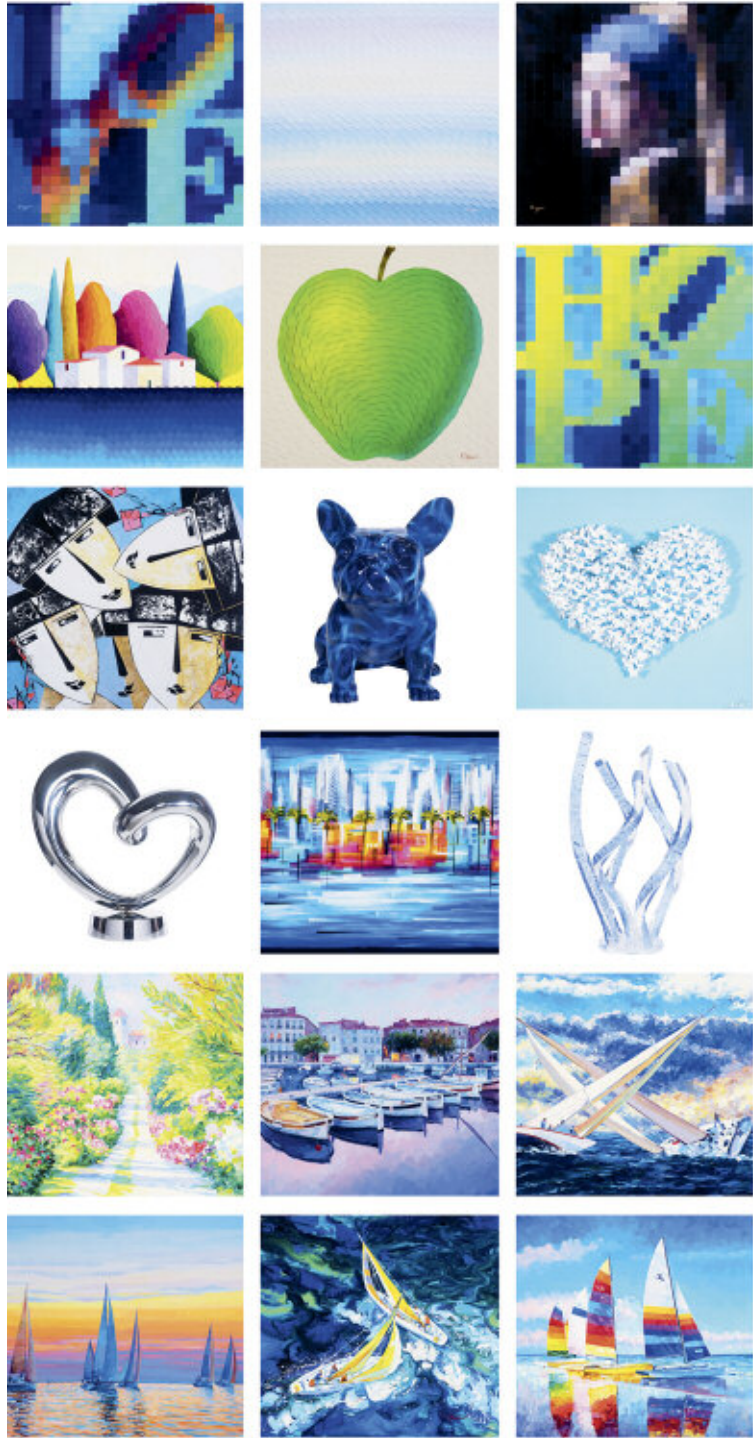
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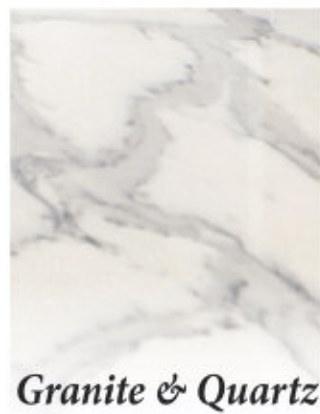
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UPDATED DESIGN FOR A COASTAL CONDO

DESIGN

Kitchen Renovations Perfected/ Elliott Landman, Boca Raton
kitchenrenovationsperfected.com, 561-441-6008

PHOTOGRAPHY

Bryan Franchi

TEXT

Bryan Franchi

When clients came to KRP, they were not looking to achieve the typical kitchen or bathroom renovation. They invited us into their home to complete a vision of their entire space, tying together everything from the flooring and cabinetry design to the fine details of lighting design and artwork placement. With over 100 years of combined experience between our team, it is our responsibility to understand our clients and their vision - from their budget to their family dynamic and specific needs and wants to their sense of style - and create a dream in their home.

This project in particular was a coastal condo facing the beach - the client's vision was a space that had the practical elements of a modern-styled design, but wanted to contrast the sometimes sterile-seeming color palette of primarily whites and light accents. Since this was a complete renovation, we were able to control each aspect of the area.

- CONTINUED ON NEXT PAGE -



Once it was apparent that the space would feature contrasting lighter and darker grays, browns, and blacks with modern whites, the lighting plan was key. Practical lighting features would be necessary to draw attention to and simultaneously soft the darker accented areas - under and over-cabinet lighting, LED strips on certain dimensions of wall accents, and the correct wall and ceiling fixtures.



The kitchen design featured a modern-styled look overall, utilizing clean lines in the cabinetry and molding designs. Accenting the white island cabinetry is a deep brown espresso in the perimeter, both utilizing the modern-styled slab door. A beautiful white marble, only used for the discerning client who is aware of its needed upkeep, was utilized in the countertop and backsplash areas to tie in the white island cabinetry with the darker perimeter. It was important for all of these features to play well and transition smoothly with the concrete-colored porcelain flooring. Accented with stainless steel appliances and lighting fixtures to complete the look.

- CONTINUED ON NEXT PAGE -



It was important that the Foyer area, being the first interaction any visitor will be having with the space, provide an inviting feel and also encapsulate the overall feel of the home. The Foyer/mud area adjacent to the front door was expanded to give a more substantial feel and populated with an accent wall of gray-scale stone and a mixture of tasteful black, glass, and stainless steel fixtures.



The bedroom areas are where we started and ended our days and are no exception in attention to detail. Featuring the same interplay between colors as throughout the home, the central bedframe and area rug are a contrasting black-white. Deep brown espressos with glass shelving provide an elegant area to display artwork and memories, tied together by the back wall area featuring a large window with lots of natural light was accented with an ultrathin stone veneer.

- THE END -

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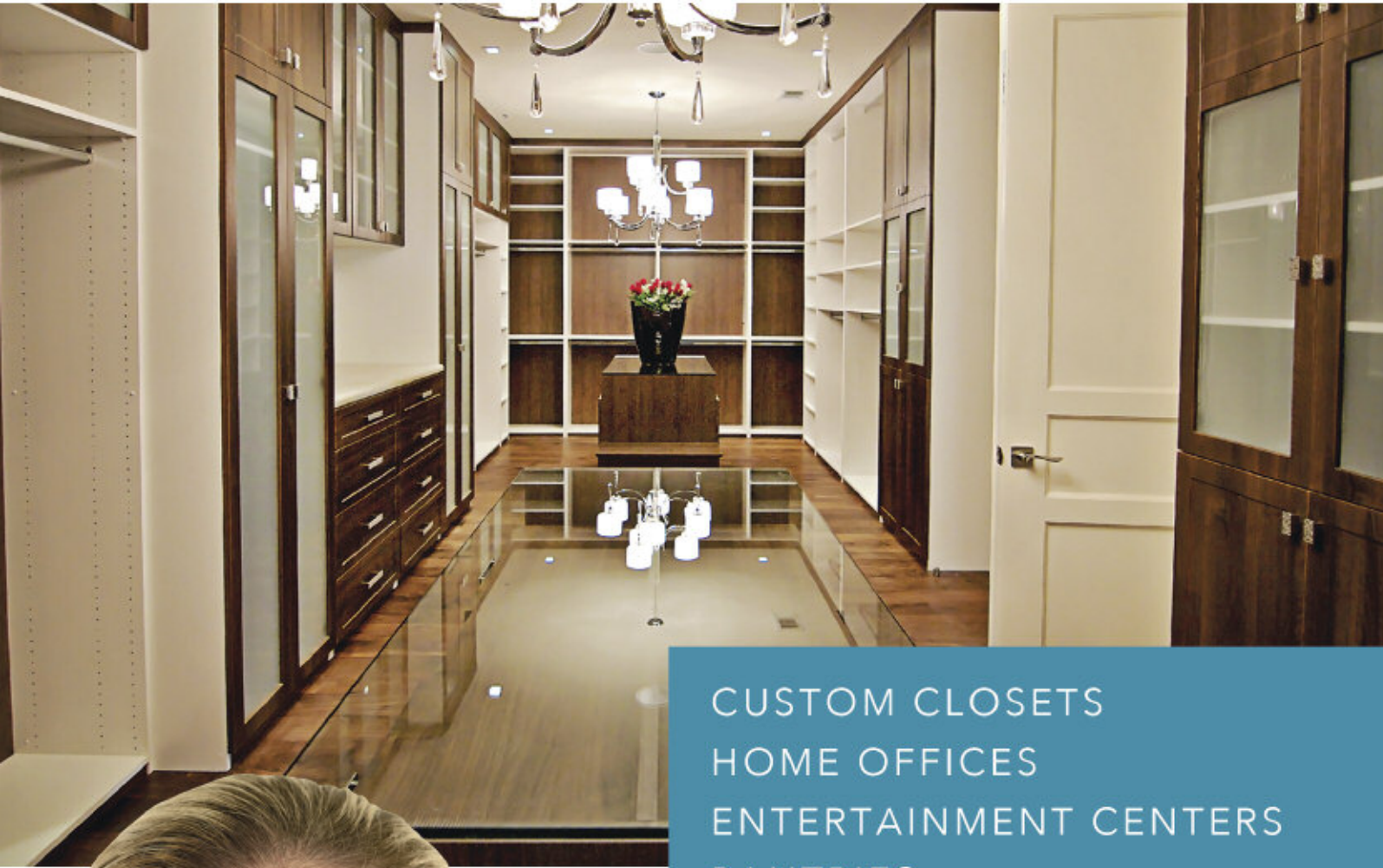
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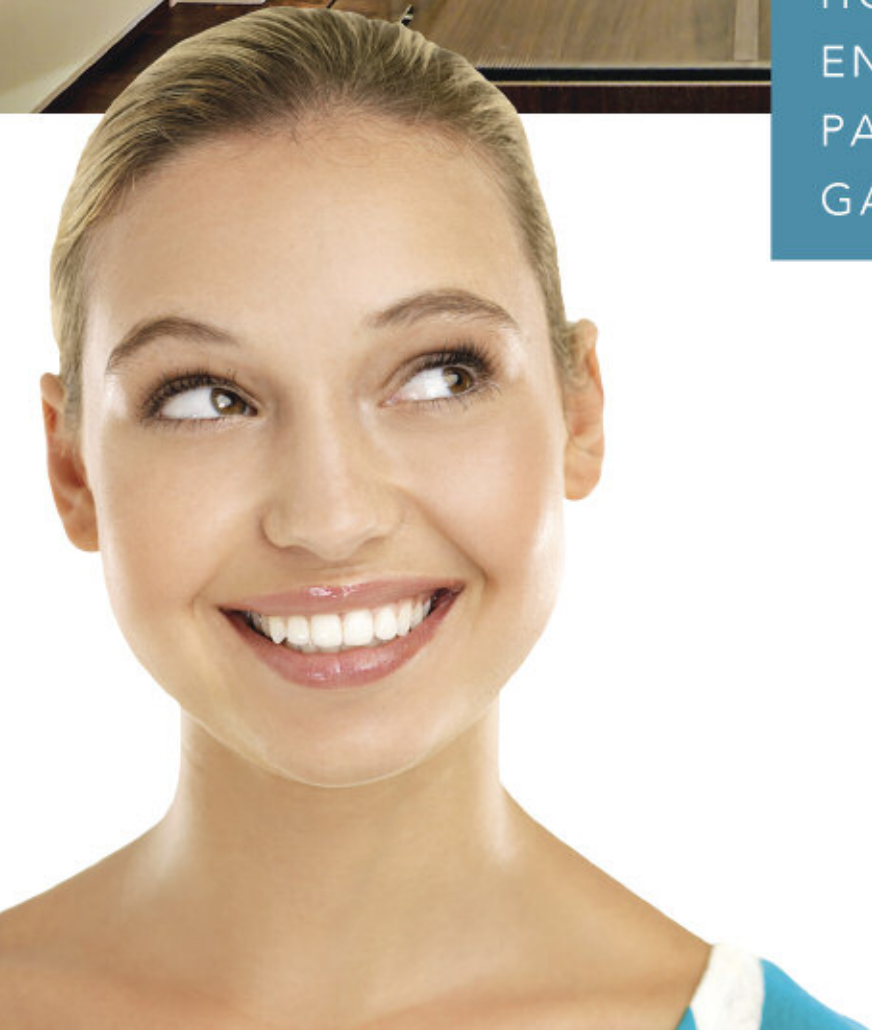


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INTERIOR DESIGN
Perla Lichi Design, LLC.,
Pompano Beach

TEXT
Adam Lichi

PHOTOGRAPHY
Craig Dennis, Miami

When Perla Lichi and her team assembled to design this Fort Lauderdale condo, her goal was to create a “bubble in the sky”. The unit is already a lengthy and narrow space and the design team sought to make extensive use of mirrors and highly polished reflective surfaces to give the illusion of a grander space. The resultant duplication of the surroundings, elegantly rendered upon the mirror’s resplendent surface, crafts a diaphanous portal creating extra dimension. This mirror-borne simulacrum beckons the gaze, drawing it into a realm where spaces intertwine in a beguiling rhapsody.

This optical gambit, informed by the principles of geometric optics, unfurls a visual poetry that is, at once, scientifically grounded and artistically entrancing. The spatial arrangement becomes enmeshed in a delicate ballet of geometric intricacies, where the observer’s vantage point serves as both the conductor’s baton and the audience’s seat. With every glance, your eyes trace the meticulous craftsmanship of straight lines and geometric shapes that define Perla Lichi Design’s ethos.

- CONTINUED ON NEXT PAGE -





These lines not only delineate space but also invite a sense of order and calm. Walls seamlessly meld into furniture, which in turn converses effortlessly with architecture, creating a visual language that speaks of unity. "Less is more," minimalism reigns supreme. The reflective ceiling panels, specular materials, and LEDs were curated with Perla Lichi Design's ever-discerning eye, carefully selected to both serve a purpose and evoke emotion. The focus on functionality does not overshadow the pursuit of beauty; instead, it becomes a tribute to the elegance of utility. Furniture becomes a choreographed ballet of practicality and aesthetic allure.

Floor-to-ceiling windows frame breathtaking views of the Atlantic Ocean, inviting the turquoise waters and golden sands to become a part of the living canvas. The walls, adorned in soft neutral tones interplay with the outside world pouring into the condo, mixing the playfulness of the beach setting and the sophisticated ambiance of the sleek and stark design of the fixtures and intricate paneling.



In the midst of this subtle canvas, a few select pieces rise like stars in a clear night sky. The solid marble slab countertops in the kitchen and dining areas are statement pieces that captivate the imagination. Natural light floods through generous windows, a radiant tribute to the symbiotic relationship between indoors and outdoors. Mirrors amplify this gift, multiplying the expanse and brilliance of the space, while also reflecting the beauty of Perla Lichi's carefully curated designs.





The master bedroom is a canvas awash in a palette of serene neutrals—white and gray tones that form the backdrop for a story of contemporary elegance. These colors breathe life onto the feature headboard, allowing textures and design elements to take center stage. It's a celebration of restraint, where the absence of excess becomes a powerful statement in itself.

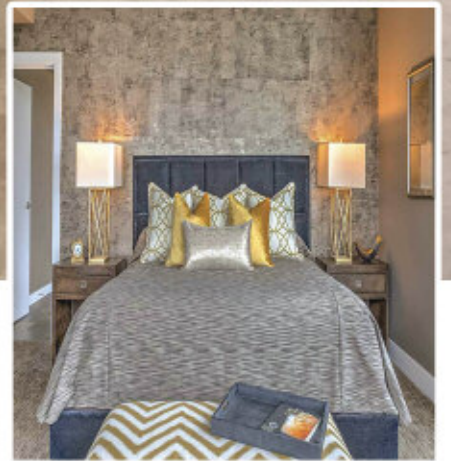
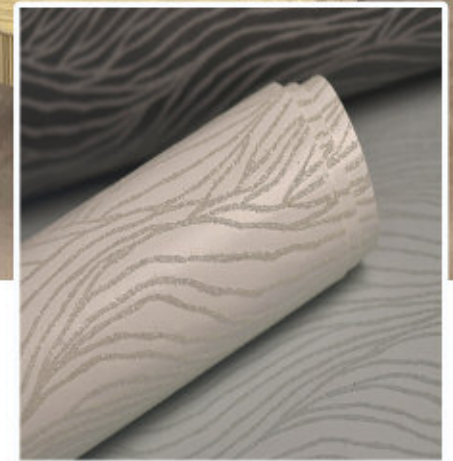


The master bath exudes elegance and grace. Crafted from smooth, pristine white marble, the shower glows with charm and modern allure. Approaching the vanity, your fingers trail across the cool, velvety touch of honed white smooth countertops. Beneath them, sleek custom-designed cabinetry, and bright, glossy wood offers generous storage space, embodying both function and aesthetics.



Glass balustrades ensure unobstructed views, allowing you to savor the sights in uninterrupted serenity. Stepping onto the vast private balcony, you're embraced by the gentle sea breeze and cheekily placed poodle shrubbery. A lounge area beckons with driftwood-style furnishing, inviting you to savor moments of tranquility or entertain in style against the backdrop of Fort Lauderdale's captivating skyline and Atlantic coast.

- THE END -



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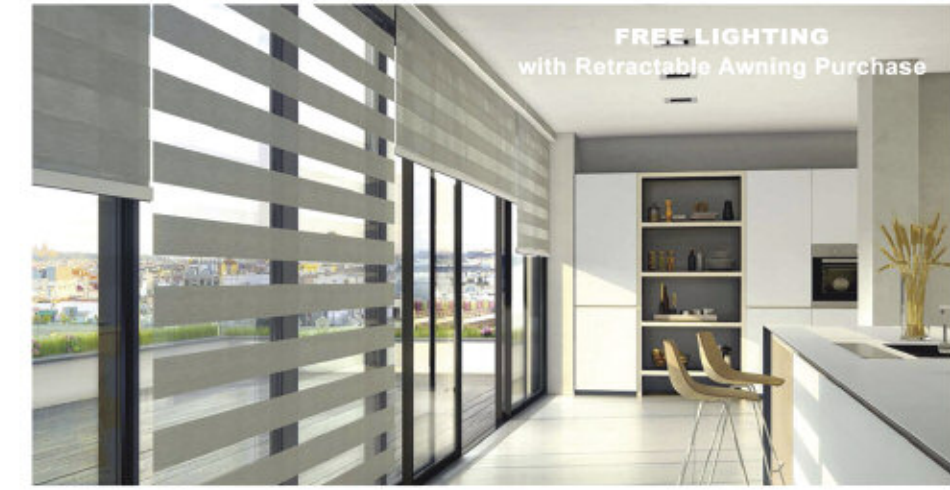


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