

EASY  
UPDATE  
FOR A BAS  
BATH

# This Old House

JULY | AUGUST 2006

## Kitchen & Bath Ideas

- ▶ 32 Inspired Designs
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**HOW TO  
BUILD A GARDEN PATH  
PICK THE BEST WRENCH  
PLANT A LOW-WATER LANDSCAPE**



Focal points anchor the large, open space. These include a 30-inch mosaic in the marble floor and the furniturelike vanity topped with a ceiling-height mirror that makes the room feel even bigger.

## Second-Story Job

» An airy, light-filled bath is at the heart of an upstairs master-suite retreat

FOR MOST HOMEOWNERS, necessity is the mother of expansion. Chuck and Susan Romagnoli's motivation for adding a second-story master suite to their Montauk, New York, summer home stemmed from their steadily growing family. The low-slung ranch was where their three unceasingly active kids came to play from dawn to dusk, as did friends who were drawn to the town's miles of shore. As the kids and the crowds grew, the couple realized they wanted their own space. "We needed a place to get away and relax," says Susan. So after eight years, they decided to build up so they could kick back.

The couple hired East Hampton architect Erica Broberg to design an upstairs complete with office (for his work) and sewing room (for her hobby). Susan especially wanted a master suite with a view where she could unwind. "That's why the bathroom is so generously sized," says Broberg of the 9-by-14-foot space with a ceiling that peaks at 14 feet. Making the room feel even airier is the wide, west-facing window-wall overlooking Lake Montauk, which Susan can look out onto from a pedestal tub placed like a water-filled window seat. "She wanted to be able to lie there and watch the sun set," says Broberg. In fact, all the bath's stations—the double vanity, glass-walled shower and even the toilet—provide a glimpse of the water.

"The bath is perched so all you see is the lake," says Susan. "It's really got the best view in the house!"

BY JOE CARTER  
PHOTOGRAPHS BY  
JULIAN WASS



**ABOVE LEFT:** To have the sconces seamlessly installed on the mirror just took a little planning. The glass supplier predrilled a hole for each fixture to be fastened to a standard electrical box that had been installed in the wall.



**ABOVE MIDDLE:** The mosaic border, made from tiny pieces of marble, came bonded to mesh backing for easy installation.

**ABOVE RIGHT:** The corner of the limestone-lined shower is clipped to allow for a door that opens directly onto the room's wide, open space.  
**RIGHT:** An old-fashioned floor-mounted faucet fills the Kohler pedestal tub.

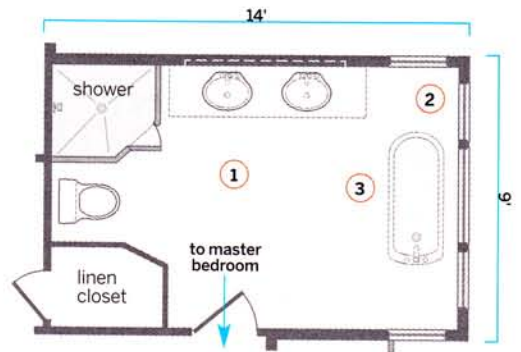


More bath design ideas: [thisoldhouse.com/shortcuts](http://thisoldhouse.com/shortcuts)



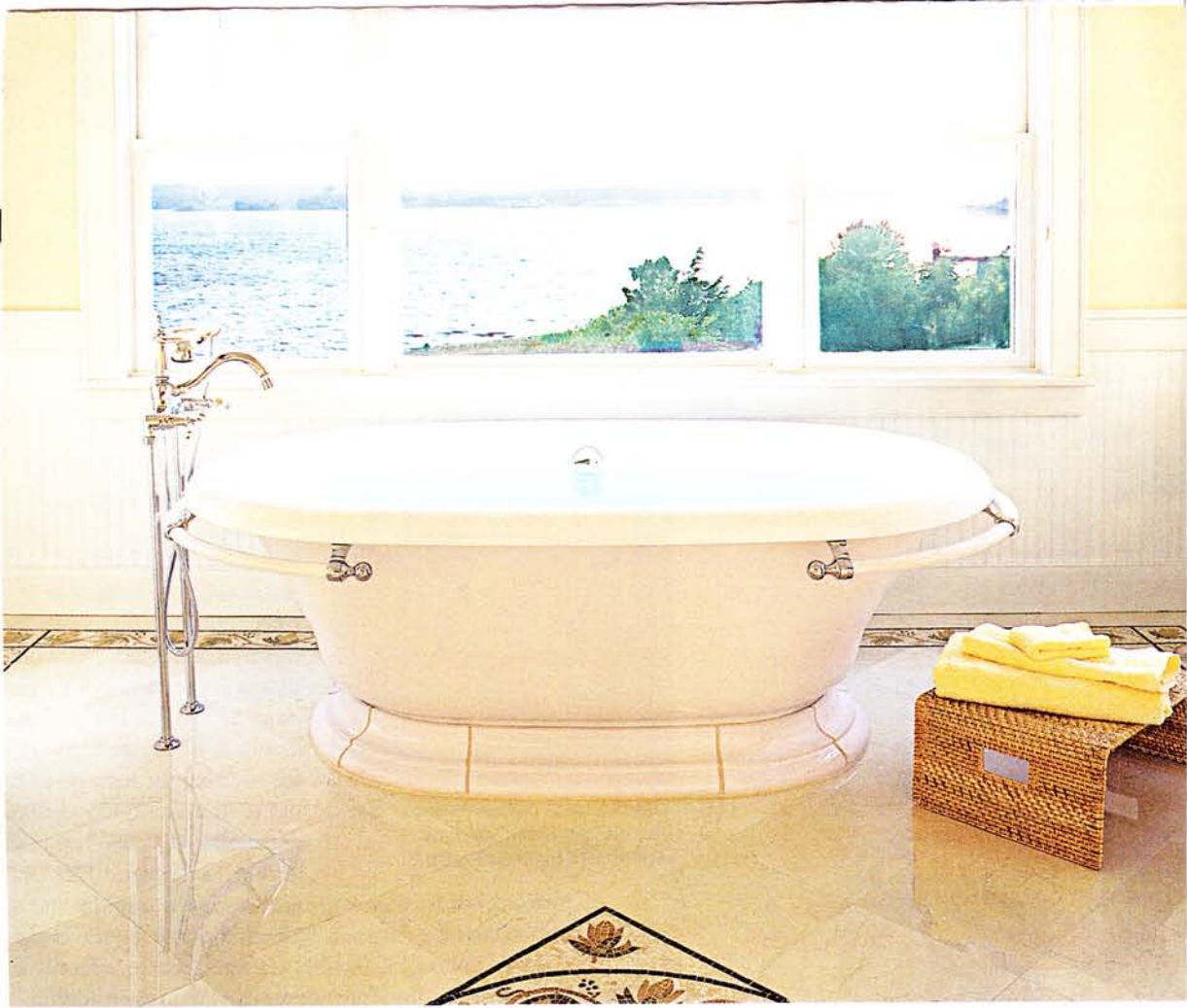
## The Plan

» Add a place upstairs where the homeowner could relax in the bath—with an awesome water view.



### What They Did

- 1 | RAISED THE ROOF—AND THE CEILING.** Adding a second floor to the ranch-style home allowed for a private, expanded master suite with a simple but luxurious 9-by-14-foot bath. To give the sizeable room an even larger look and feel, the ceiling was vaulted, reaching 14 feet at its peak.
- 2 | OPENED UP THE WALLS WITH WINDOWS.** Putting in nearly wall-to-wall windows facing the water, plus smaller units on adjacent walls, ensured maximum daylight and the broadest possible view. The architect also cantilevered the bathroom 2½ feet beyond the rest of the house's west-facing wall to create the effect of being right on the water, as if in a boat.
- 3 | ORIENTED FIXTURES TOWARD THE VIEW.** The tub is nestled right up against windows that overlook the water. The glassed-in shower and mirrored vanity wall provide at least a sideways glimpse of the outdoors. Even the toilet, centered in an alcove between the shower stall and the side of a closet that opens onto a hall, faces the wall of windows.



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