

Beach Front Beauty

94 E. 18th Street, Avalon
(18th Street and the ocean)

The homeowners of this retreat wanted to infuse family friendly fun and luxury. The attention to details begins at the curb with the gorgeous combination of local and tropical flowers and greenery. Using an upside down floor plan, you enter on the bedroom level. Each bedroom was designed with its own unique style and feel, using textures, pattern and color from the wallpaper to the custom tile work in each bathroom. Detailed wood flooring accents and a barrel vaulted ceiling lead you down the hall to a family room created to entertain both family and friends inside and outside. This room has both a custom bar and entertainment wall.

The second floor of the home was designed to be as grand as the views seen through the walls of windows. With the ocean as its backdrop, this grand space is both formal and comfortable. A combination of velvet, chenille and silk was used on the furniture in the living and dining spaces. The custom millwork, on this floor, proves that no stone was unturned by the designer and homeowner. A custom back to back fireplace, an exquisite built-in curio and kitchen with every bell and whistle show the level of detail. The kitchen has a furniture, rather than cabinet, feel. The designer incorporated an arched mantle detail over the range and a back lit one of a kind onyx back-splash.

On the third floor, you will find the master suite, a place where the homeowners can relax and take in the spectacular view of the ocean from their bedroom. With all the detail of the rest of the home, this floor has its own office, barrel



vaulted hall leading to a cozy window seat, a tranquil bedroom and a master bath that has been designed using a combination of light and dark chocolate marble with custom inset designs in the floor and shower interior.

The house is a 'smart' house and has solar panels incorporated in the roof for energy efficiency. It also has a very intricate electrical 'smart system'.

Finally, after you have taken in the gorgeous views and interior of this home...Please go outside and check out the pool, cabana and the fun zone! Shuffle board anyone?

Interior designer: **Greenberg Interiors Inc.**

Principal Designer: **Phillip Greenberg**

www.phillipgreenberg.com or www.hgtv.com,
search under Designer's profile

All tile and tile selection by **Greenberg Interiors.**

Featured fabrics: **Kravit**

Builder: **D.L. Miner Construction**

Architect: **Don Zacker**

Kitchen & bathrooms: **Connie LePre**
(www.cvl designs.com) at

Connie. Kitchens.Baths.Interiors

in collaboration with **Greenberg Interiors**

Electrician: 'Smart' house design by

Kevin Kapp Electric

Landscape design: **Lenny Catanoso/Garden**

Greenhouse and Nursery

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