

July 2023

Livingetc

LEADING BY DESIGN



**TURN
UP THE
HEAT**

**HOW TO BRING THAT SUNSHINE
FEELING TO YOUR HOME ALL YEAR
OUR EDIT OF SUMMER'S BEST PATTERNS
EVERYTHING YOU NEED TO STYLE
THE PERFECT OUTDOOR SPACE**

ETERNAL



SUMMER

Referencing sunshine destinations from Ibiza to Mexico, this Sydney beach house has to-die-for holiday vibes all year round

✦ **PHOTOGRAPHY** Prue Ruscoe
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SUNROOM

The ceiling beams were finished with hand-painted swirls.

Cushions, Lucy Montgomery.

Coffee tables by YSG; made by Mediterranean Marble. Bela

floor lamp, Kettal at Mobilia.

Bikini 5 **wall lights**, Servomuto.

Shelf, Saint Cloche. French wash

ceiling, Creative Finishes.

Basket, Spence & Lyda.

Artwork: *Stucco* (main piece),

Stacey Rees; *Volcano Chess*

(bottom), Alex Xerri; red snake

sculpture, Elise Cameron-Smith;

garnet sculpture (on shelf, left),

Bettina Willner; *Balcony*

(framed, right), Clare Walker;

Glass of Water on Pink Striped

Shirt (far right), Sophie Sachs, all

Saint Cloche. *Ghostly Misfit Tile*

(bottom left), Jan Vogelpoel

Ceramics. *Yarnina II* sculpture

(on shelf, right), Sallie Portnoy



LIVING ROOM

'This house is about savouring summer all year round with its earthen glow spiced with citrus accents,' says Yasmine.

Jonesy **armchairs**, Loaf, are similar. Antique kimono fabric **cushion**, Chee Soon & Fitzgerald. **Coffee table**, Den Holm. El Zahri **rug** and **chess set** (on table), Tigmi Trading. 9602 **floor lamp**, Paavo Tynell at Gubi. **Basket**, Spence & Lyda. Hybrid wall **plates**, Seletti



Can you think of a more heavenly holiday home than this piece of perfection by Australian design studio YSG? Yep, we're hard-pressed, too. In lesser hands

some of the details could tip into kitsch-y territory, but for Yasmine Ghoniem, the founder of the Sydney-based practice, it's these balancing-act ingredients that bring the space to life: think throwback terracotta-hued chequerboard tiling, quirky hand-painted decorative effects and Willow-ish pattern lamp bases. Somehow, thanks to Yasmine's magic touch, we want it all and we want it now.

Situated on one of Sydney's north beaches, the four-bed abode is the second home for a family of six. Its new incarnation references and subverts many coastal design signatures – from the Côte d'Azur and the Italian Riviera to Ibiza beach clubs and Mexican surf spots. Yasmine's nomadic childhood – spent between Australia, Kuwait and Saudi Arabia – feeds into her design inspo, which she also cites as 'travel and films... museums and galleries.' After doing her interior design training at the Savannah College of Art and Design in the USA, then spending her formative years touring as part of the music scene, she returned to Oz and co-founded her first award-winning design practice in 2013 with her sister, a landscape architect. Fuelled by a desire to pivot towards adding architecture and furniture design to the mix, she set up YSG in early 2020.

It's the explosion of joy generated by her array of playful palettes, touchy-feely textures and unexpected patterns that brings this pad to life. Yasmine took her cue from the painterly hues of the key artwork in the living area and used that to inform her choice of colours, which can be summed up as spice trail pigments: paprika and ginger, citrus and chilli. 'The main painting inspired much of the home's tonal scheme and spirit,

given many of its colours and motifs are integrated throughout,' she explains. The previous decorative vibe had been coastal cliché – think seashells and surfboards – and a lot of the furniture had come with the property, so it was ripe for a refurb. Having

worked with the owners on previous properties, Yasmine and the family were completely in sync. 'They wanted to create a playful mood,' she says.

This became a canny revamp rather than radical rebuild – so, for example, while the in-situ heavy slab paving surrounding the pool was replaced with the fun tumbled marble cobblestones, the existing pool loungers were simply updated with a coat of paint and some reupholstered cushions. Windows and doors were replaced, but existing floorboards were either sanded or painted. And clever paint effects reference the various repeating design motifs – that poolside chequerboard in particular. The resulting mood is of a relaxed family pad. 'Shared spaces had to be super comfy but feel un-precious, so they felt free to walk in from the beach in their wet togs and plonk their feet on the sofa,' says Yasmine.

Owners Jason and Portia needed to be able to WFH to maximise the time the family can spend at the house, so Yasmine converted a guest bedroom into a second main suite, with custom desks installed in both to create 'his' and 'hers' office areas. But more than being a glummy live-work space, this is a family home that is all about fun times and entertaining a constant stream of guests – no wonder given the seductively summery appeal of Yasmine's design.

the download

THE DESIGNER

Yasmine Ghoniem, founder of Sydney-based architecture and design practice YSG, who, alongside her team, revamped a down-at-heel holiday home into this dreamy retreat for Jason Johnson and Portia Thomson and their four children, aged from tot to teens.

THE PROPERTY

A modern two-storey house built in the early 2000s. On the ground-floor is an open-plan arrangement of living room leading to dining area and on to kitchen, as well as a separate sunroom, a guest bedroom and bathroom and a WC. Outside is a pool, outdoor shower and a wrap-round terrace featuring various seating areas. Upstairs are two main bedroom suites, each with en-suite bathrooms and office areas, plus a terrace leading from both. There is also a children's bunk room and family bathroom on this floor.

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LIVING ROOM
 'A naively painted rust "picture rail" extends from the top of the painting and lifts the neutral walls,' explains Yasmine.

Painting, Studio of the Sun at Jordan. **Lamp base** and small **chair sculptures** (on table), all Chee Soon & Fitzgerald. **Lampshade** and **cushion fabrics**, Think Positive Prints. **Tippling Point sculpture** (on table), Amber Hearn at Curatorial + Co. The **Rye sofa**, Sofas & Stuff, is similar. Similar rustic **table**, Home Barn

Rematerialised. **Sequoia pouf**, Federica at Cult. **Mugs, cups** and **saucers**, blue **bowls** and red **vase**, all Mud Australia. **Candlesticks** (top left shelf) and **jug** (bottom left shelf), both Alana Crosby. **Pestle and mortar**, Jordan. **Ice bucket** (top left shelf); **bowl** with stand and stacked **plates** (all bottom middle shelf), all Alex and Trahanas. **Wooden bowl** with stand, Spence & Lyda. **Wooden kokeshi dolls** and **bowl** (middle top shelf), all Chee Soon & Fitzgerald

DINING AREA
 'The two raffia pendants hover above the table like sombrero hats,' says Yasmine.

Deeply **pendants**, The Together Project. Printed **tablecloth**, Pigott's Store. Similar vintage wicker and rattan **chairs**, Vinterior. Vintage fabric **seat pads**,









KITCHEN

The existing cook space was partly gutted to allow Yasmine to introduce new joinery and a marble island, which 'recalls the shades of a freshly poured tequila sunrise,' she says.

Custom Giallo Siena marble island, YSG; made by Mediterranean Marble. Gus bar stools, Jordan. Vase, Spence & Lyda. Platter, Dinosaur Designs. Similar red mixer tap, Vola. Similar wooden floor, Havwoods

MAIN BEDROOM

Space was made for a desk area 'to enable the couple to simultaneously work privately from their room and enjoy the views from the upper level,' says Yasmine.

Poker Face artwork (left), Kerrie Oliver at Curatorial + Co. Custom timber and Toledo marble desk, YSG; made by Pullicino & Son. Big Diiva chair, Grazia & Co. Murano glass Cloud pendant, Lighting Collective. Sequoia

pouf, Federica at Cult. Swirl candelabra (on desk), Tom Dixon at Living Edge. Carafe (on desk), Maison Balzac. Waste paper basket, Hay. Other artwork, clients' own

MAIN EN SUITE

The wall between the bedroom and en suite was partially removed to extend the opening and show off the new elongated window, which allows for a real 'outside-in' feel in these rooms. 'We added a rectangular window that offers a delicious green outlook through the trees,' says Yasmine. 'It's so intricate, but my favourite detail is the bullnose marble window reveal framing it.'

Honed Tiberio marble vanities and splashback, Mediterranean Marble. Portogallo marble and Rosso Verona tumbled marble floor tiles, Aeria Country Floors. Mirror, Rachel Donath. Michelle Stool by Tim Rundle for SP01 at Space Furniture



EVERY TIME SOMEONE WALKS INTO A SPACE WE'VE DESIGNED, I WANT THEM TO FEEL ALIVE BECAUSE THERE'S A SENSORY ELEMENT OR SEVERAL THAT WOOS THEM





TERRACE

Yasmine replaced all the windows to make the most of the views from the house down to the bay.

Clients' sunbeds repainted by YSG; with reupholstered cushions, Rematerialised. Similar double **sunbed**, Cox & Cox

MAIN BEDROOM

'With its connection to the private terrace (above) and walk-in en suite, this space is pure heaven,' says Yasmine of her favourite spot in the house. Another clever paint effect detail can be seen here: 'Parallel lines flow from a Matisse-like nude extending towards the ceiling,' says Yasmine. 'Her curves are loosely outlined in the adjoining en suite's mirror frame.'

Artwork, Stacey Rees at Saint Cloche. Custom **headboard**,

YSG; made by Institch, from fabric by Think Positive Prints. **Bedding**, Hale Mercantile Co. **Daybed**, clients' own; reupholstered by Rematerialised in fabric by Think Positive Prints. **Cushion fabrics**, Think Positive Prints; made by Rematerialised. **Coffee table**, Livio Lucca Tobler. **Throw**, Chee Soon & Fitzgerald. **Bedside tables**, CCSS. **Wall light**, Anna Charlesworth. Similar **pendant**, Matilda Goad. Hand-painted stripe **paint effect**, Creative Finishes

