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2023 DESIGNER SHOWHOUSE denver life

Colorado's leading lifestyle magazine

Step inside our 11th annual Denver Life Magazine Designer Showhouse in the heart of Platt Park and explore a functional family space full of ideas you can steal to make your own home a Modern Mediterranean stunner.



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OPEN HOUSE

In the heart of Denver's Platt Park neighborhood, the 2023 Denver Life Magazine Designer Showhouse stands as a testament to the fusion of old-world aesthetics and new-age sensibilities. Since 2013, *Denver Life Magazine* has rallied local talents to shape this collaborative feat, and this 11th installment underscores that time-honored tradition with a speculative home that personifies Modern Mediterranean design imbued with Spanish and Santa Barbara influences.

BY JAMIE FROYD | PHOTOGRAPHY BY SUSIE BRENNER

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he 2023 Denver Life Magazine Designer Showhouse is showstopping from the minute you enter the 8-foot-tall arched double door made of glass and natural oak. The collaborative efforts of 13 local design teams and Apex Homes, LLC, this year's Designer Showhouse channels the effortless, minimalist design approach rooted in centuries of seaside living along

the beautiful coastlines of the Mediterranean. Think leisurely sun-soaked seaside locales and the elegant architecture of Spain, Italy, Portugal, and Greece that migrated stateside in the early 1920s, masterfully updated for contemporary living.

"We selected Apex Homes, LLC, led by Mitchell Goldman, as our builder for the 2023 Designer Showhouse project," says Shawn Miller, publisher of *Denver Life Magazine*. "Mitch and his team are well known in the Platt Park neighborhood. We were drawn to their creativity, expertise, luxury craftsmanship, and ability to navigate the current building climate. The unique aesthetic of the home also



Modernized Mediterranean The open living room of the 2023 Designer Showhouse embodies the airy Modern Mediterranean aesthetic, with its minimalist backdrop, natural light, arched doorways, decorative ironwork, carved woods, and a lush layering of textures, colors, and natural materials. See p. 68 for more details.



2023 Designer Showhouse Vehicle Provided by Audi Denver The 2023 Audi RS e-tron GT seen here is priced at \$157,790 and available at Audi Denver: 6060 S. Broadway, Littleton, 303.647.6631, audidenver.com

made it a fun design challenge for our 13 immensely talented design teams too.”

As Goldman and the Apex team worked in tandem with architect Jeff Malec of SHArchitecture, LLC, the concept of a Modern Mediterranean with Spanish Mission and Santa Barbara, California, influence speculative home was brought to life in the Platt Park neighborhood. This historic, tree-lined community is the hub for the South Pearl Street merchants, eateries, and farmers market and is adjacent to Washington Park and the University of Denver. Craftsman bungalows, modern renovations, and new builds blend in with vintage community buildings and schools, which gives the neighborhood an eclectic, interesting, and active vibe.

Planned around family and hospitality, the nearly 5,000-square-foot Designer Showhouse welcomes you in, starting with a marble inset in the foyer leading to charming architectural elements: archways, wide-plank white oak flooring, natural wood beams, and the use of modern tiles reflective of old European patterns. One might say the home has an old soul, but its modern details and energy-efficient appointments keep it contemporary.

Mediterranean style is all about minimal backdrops complemented by lush layers of textures, rich materials, and hues of airy, breezy blue-greens, muted warm sand tones, and earthy terra-cottas. Tucked into the front of the house, bold pops of color combine with an unexpected wallpapered ceiling in the dining room. There’s also a timeless yet modern powder bath and a private, refined study with sliding doors to the front patio.

The stunning Mission-style kitchen showcases both function and form. It opens to the relaxed tone-on-tone living area, which expands to the outdoor living spaces via a wall of sliding doors that allow the outdoors in. Vintage and vintage-look area rugs warm up floor spaces throughout. The use of natural soapstone countertops is a nod to old-world European kitchens.

On the second floor, there are two bedrooms with en suites suitable for guests or children, and the spacious primary retreat offers a welcome respite from a busy day. Conveniently located upstairs, the laundry has an abundance of built-in storage painted cream, which contrasts with unexpected accent walls with delightful floral wallpaper.

Down the staircase with wrought-iron ballisters to the lower level, the perfect family hangout space includes a large bar area with seating, a cozy guest bedroom, a full bath, and a serene yoga/meditation room. Natural light pours in everywhere from generously sized windows, highlighting the Modern Mediterranean design magnificently.

A cream-washed brick exterior with black trim presents a contemporary update on a traditional look. “It’s important to us to reflect what the neighborhood is known for, both in scale and in aesthetic,” says Goldman, president of Apex Homes. “The Mediterranean style has a timeless appeal, and we integrated both classic and contemporary features to create a very livable home that fits the neighborhood.”

Goldman continues, “In this house, the front door is a statement, and we used arches in a modern way. A signature element

that Apex likes to incorporate in all of our homes is organic, natural wood elements. There’s so much open space throughout this house—there’s an extra-large primary suite, and the hangout area on the lower level is massive.

“We’re all about variety and the opportunity to build something different. Our fulfillment comes from taking what our clients envision and guiding them through the homebuilding journey,” says Goldman. “We feel lucky to have started in this town, with the Colorado lifestyle, growth, and the excitement of Denver.”

Wearing two hats for this project is Apex’s lead designer Marcella Domonkos, who is also principal of MD Designs. Domonkos designed the foyer, kitchen, pantry, and mudroom areas, and she also managed the 13 design submissions for Apex Homes in order to maintain continuity of the overall aesthetic. “The vision for this house was Santa Barbara Mission meets Mediterranean,” says Domonkos. “Even though we have 13 design teams, the house is extremely cohesive without losing individuality. Tone-on-tone color palettes, organic textures, and curves combine to create a fresh, light, and airy feel. Each team used the same color palette and lighting collections, adding their unique point of view so there are no redundancies. I love how it all came together.”

We hope you’ll be inspired by the 2023 Denver Life Magazine Designer Showhouse. For more details, visit denverlifemagazine.com/showhouse.



Denver Life Magazine is proud to present its 11th annual Designer Showhouse project, spotlighting innovative home design. The home is open to the public on June 30, July 1-2, and July 7-9, from 10 a.m. to 2 p.m., for an admission donation of \$40 per person.

1620 S. Ogden St.
denverlifemagazine.com/showhouse

All proceeds from the 2023 Denver Life Magazine Designer Showhouse will directly benefit A Precious Child, an organization working to improve the lives of children in the Denver Metro region. There are nearly 250,000 children in the Denver Metro Area living below the Colorado Self-Sufficiency Standard.

For almost a decade, A Precious Child has been building the whole child through their Resource Centers and community services silos including: Child and Family Advocacy, Family Stability, Academic Success, Social and Emotional Well-Being, and Workforce Development. Visit apreciouschild.org.

BUILDER
Apex Homes, LLC

ARCHITECT
SHArchitecture, LLC

LEAD DESIGNER
Marcella Domonkos



Guest Bedroom

• **KAYTI FAN DESIGNS**
kaytifandesigns.com

• **DESIGNER**
Kayti Fan

At the heart of this guest bedroom is a buttery soft leather headboard and a platform bed-frame with clean, simple lines. Kayti Fan Designs selected an accent wallpaper that evokes a three-dimensional textured feel.

The room holds a touch of the Old World in its desk and accessories. Cork footstools tuck neatly

under a bench, providing a blend of style and practicality. Further enhancing the room's appeal is the curated artwork from Mirada Fine Art Gallery, inspiring thought and adding an element of whimsy to the room.

In the adjacent bath, striking shades of white handcrafted-look tile in the shower echo the thoughtful attention to detail that characterizes the bedroom, creating a harmonious, inviting suite sure to impress any guest.

What's your favorite element in the space and why?

This is a tough one, but if I had to choose, my favorite element is the

Miro Bed by Design Within Reach. I just love the simplicity of the design as well as the soft leather headboard and slightly oversized bed base that doubles as a platform for seating. It's so functional and pleasant to look at.

What can a homeowner incorporate to make their bedroom have the look and feel of your space?

I love how wallpaper can not only add color but also texture and visual interest. Too often, people consider the guest bedroom as an afterthought, so it regularly becomes a place where people put all of their cast-off pieces that don't

work anywhere else. But I think it's important to incorporate thoughtful design in here just as you would any other room. Wallpaper, even if just on an accent wall, can be a simple way to add interest to a guest bedroom (or any bedroom). It has a high impact but doesn't have to break the bank.

Details about this designer



MAKE YOURSELF AT HOME In the guest bedroom and bath on the lower level, Modern Mediterranean details are echoed through the natural materials of the bed frame, side tables, stools and bench, desk, and chair. Archways and curves appear via the mirror, lamp, sconces, planter, and stools. Artwork from Mirada Art Gallery adds the signature pop of color.