

The FACTS

Who? A couple with teenage children

What? Roof conversion and renovation of a 1950s bungalow with a new build pool side guest annexe

Where? West Wittering, West Sussex

Cost? Around £600,000

Time? A year for the house; nine months for the annexe

The annexe living space faces the pool, creating an appealing home for guests, as well as an enjoyable spot for the owners to spend downtime.
Design. Randell Design Group.



The kitchenette in the annexe provides everything overnight guests need and is also an ideal set-up when the owners entertain. A mix of chairs and high stools around the island table, for similar, try House of Isabella, encourage a relaxed feel that can be changed up as required.

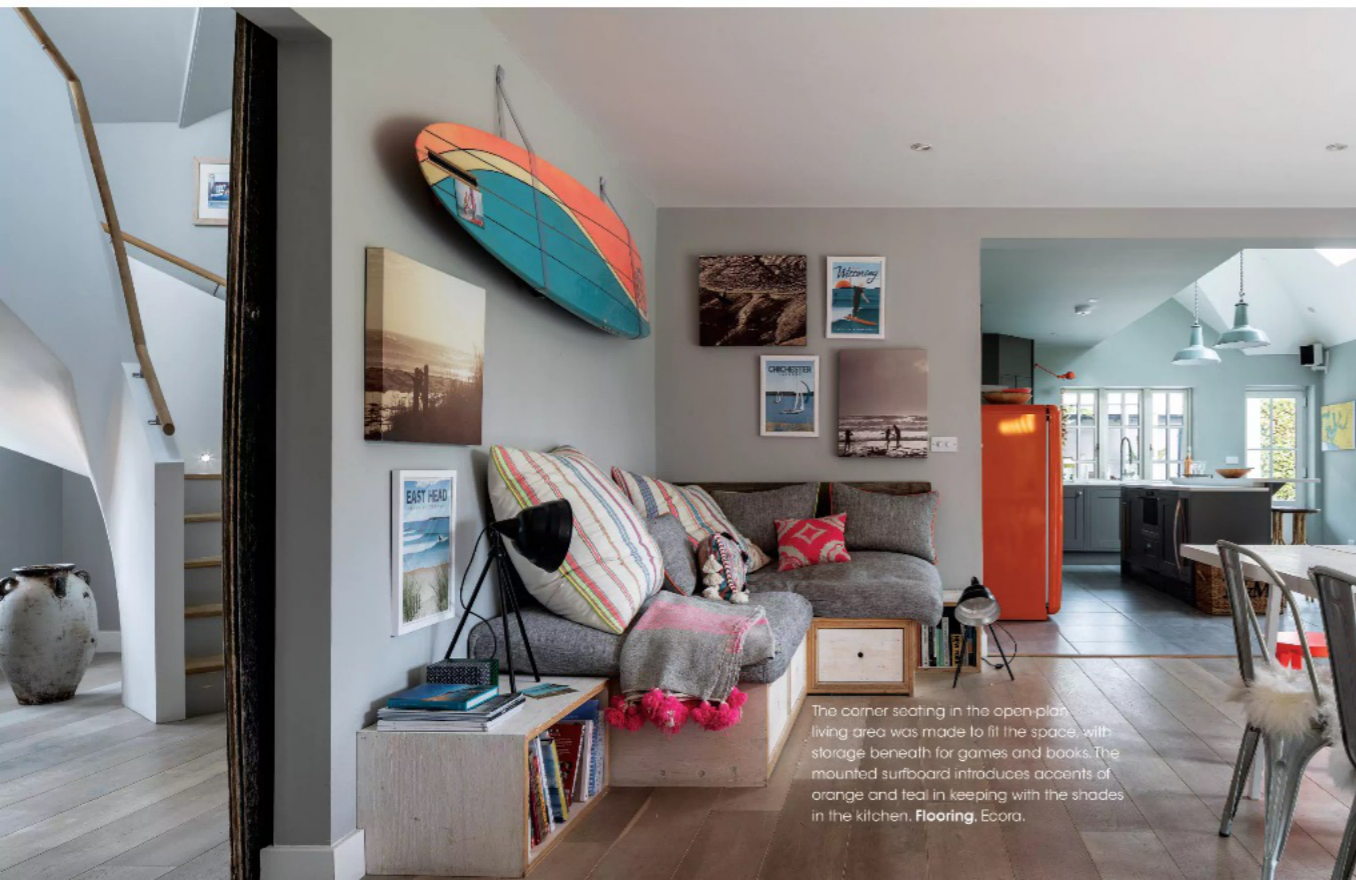
beach, *please*

City living and a pressured work life encouraged a professional couple to seek a home away from home by the sea, complete with a separate pool house to host overnight guests >

Words: Jane Crittenden Photography: Adelina Iliev



A mix of modern colours and industrial styles are seen in the pendant lights, bar stools and orange Smeg fridge-freezer, which adds a bright contrast to the Tribeca graphite units, from Magnet.



The corner seating in the open-plan living area was made to fit the space, with storage beneath for games and books. The mounted surfboard introduces accents of orange and teal in keeping with the shades in the kitchen. **Flooring**, Ecora.

A couple who owns a global clothing business had been enjoying long summers holidaying in West Wittering for many years, so when the chance to buy their own house in the area arose, they didn't hesitate. They found a brick-and-flint 1950s bungalow set in mature gardens on a large plot and formed an instant connection to it, despite its rather dated design. But it was the location that really sold it: a stone's throw from the sea, they knew it was perfect for their outdoorsy family who love their watersports. To turn the bungalow into their dream holiday home, complete with a separate pool house to be used for overnight guests as well as long summer weekends spent entertaining, they called upon the expertise of architect Simon Randell at Randell Design Group, who talks us through how the project came together...

What was the existing detached 1950s bungalow like?

It had originally been two cottages that had been converted into one and had a separate brick garage. Inside, bedrooms were to the left and right of a cluster of rooms, including a small kitchen with no connection or flow between the dining and living room.

What was the design brief to you?

The owners dreamed of a coastal retreat offering privacy, tranquillity and light, with spaces to relax, entertain and play. They also wanted a poolside annexe for guests and entertaining. The family enjoy the outdoors, so the house needed multiple access points to spill out onto the garden to kick a ball or onto terraces to enjoy the sun. The biggest challenge was how to fit four bedrooms and three bathrooms into the current, unusable roof space as planning restrictions meant we had to keep the same height and footprint.

How did you resolve this?

We demolished most of the house and converted the roof. Dormers on the rear and new gable walls on the other three elevations created light and headroom. I planned the bathrooms first and placed them beneath the highest points of the roof, considering head height for the showers and standing room in front of mirrors, as well as how best to line up with the existing downstairs plumbing. The bedrooms had more scope as bedheads can fit beneath 1.2m sloping roofs and built-in storage can slot into low-level spaces.

Can you tell us about the kitchen's location?

We didn't want it to be the first thing you see when you come in. We opened up the middle of the downstairs to create a large central dining area with a view through to the garden. Adult and children's living rooms are to the right, and we divided the area on the left into a kitchen and large shower-utility room – essential for washing and depositing wet and sandy clothes.

What was the thinking behind the annexe?

It needed to be a space for guests to stay, kids to have sleepovers or for when the couple entertain large groups. Two bedrooms make it ideal to accommodate another family and open up the possibility of elderly relatives or grown-up children living here in the future.

What inspired the interiors?

I drew on the owners' experiences visiting places like Morocco, Maui and southern Spain where they like surfing and kitesurfing. The entertaining courtyard works around a large olive tree, with a fireplace and soft seating. The couple like uncluttered rooms and clean lines and they wanted a Scandi feel with touches of boho, favouring natural materials such as rattan and driftwood. In the house, dark grey décor runs through all the rooms and has a cosier feel than the annexe where wood cladding reflects the coastal location.

What's been the success of the project?

Rather than leaving the garden as one expanse, terraces were created, we rejuvenated an old greenhouse and allocated space for a vegetable patch, glamping tent and made a zip wire. It's the perfect holiday retreat by the sea. >



design edit

1 Rattan Gaze pendant light, £229, Modish Living, modishliving.co.uk 2 White plank-effect wallpaper, £15.99, Cult Furniture, cultfurniture.com
3 Vintage industrial stools, £125 each, Scaramanga, scaramangashop.co.uk 4 Rey hanging chair, £669.99, Wayfair, wayfair.co.uk 5 Mercury grey paint, £18 for 0.75l, Thorndown, thorndown.co.uk



The central dining room makes a fabulous entertaining hub overlooking the garden. The table seats ten and is a custom build by the joiner from planks of wood fixed to metal legs; for similar, try Hemming & Wills. The smoked oak engineered flooring is from Ecora. Pendant lights, Fritz Fryer.



The layout of the main bedroom encourages a direct view into the garden as you walk into the room. The gable end gives height where exposed rafters add interest to the expanse of ceiling. Shutters, for similar, try Shutterly Fabulous; bath, Victoria Plum.

#TRENDING
Shutters are a great way to control the light and give you privacy



Farrow & Ball's Plummet paint runs throughout the main house and helps tie the rooms together.



The half-vaulted ceiling adds architectural interest and draws light down into the room. The pallet coffee table is on wheels and was made bespoke by the joiner; for similar, try Vinterior. Wood-burning stove, Stoves Are Us.



Bespoke bunk beds, for similar, try Room To Grow, maximise the kids' space. They are supported by the ladders leading up, which helps give a sense that they're floating. >

The PLANS

A bungalow conversion, including a new roof design has made habitable space on the first floor, with four bedrooms and three bathrooms. Downstairs, walls came down between the kitchen and dining room to open up the dining room into one central space.

- 1 Ergonomics** The single run of units in the pool house kitchenette provides plenty of space for appliances, storage and worktop area.
- 2 Ceiling** The shower sits within one of the highest points of the roof for comfortable head height.
- 3 Views** A dual aspect outlook in the kitchen gives plenty of light and garden connections.

GROUND FLOOR



FIRST FLOOR



ANNEXE



The patio table wraps around an olive tree and along with the grapevine and hammocks gives the courtyard a relaxed Mediterranean feel.

SOURCEBOOK

- Design** [Randell Design Group](#) 01243 697170 [randelldesigngroup.com](#)
 - Kitchen** [Magnet](#) 01325 744093 [magnet.co.uk](#)
 - Fridge-freezer** [Smeg](#) ([smeg.uk.com](#)), via [RDO](#) 01737 240403 [rdo.co.uk](#)
 - Bath** [Victoria Plum](#) [victoriaplum.com](#)
 - Flooring** [Ecora](#) 020 7148 5265 [ecora.co.uk](#)
 - Paint** [Farrow & Ball](#) 01202 876 41 [farrow-ball.com](#)
- For full stockist information, see page 142 **KBB**



left A visual connection to the pool and outdoors makes the living space within the annexe a relaxing place to sit all year around. The high level glazing draws light deep into the building. **Hanging chair**, for similar, try [Cox & Cox](#).

right The poured concrete terrace makes way for timber decking around the pool.

