

Seasonal Design

There is nothing more cathartic than nature. It has a serene, calming effect that is both enjoyable and soothing. You'll notice a lot of botanical and tropical prints this summer season, whether it is in pillows, art, bedding, draperies, accessories, wallpaper, etc. You don't need to create an entire theme around it, but rather just a little hint of it "here and there".



Mackenzie Creative HOME STAGING & DESIGN



Staging Tips & Tricks Help Your Home Feel 20 Years Younger

Older, more dated homes tend to linger on the real estate market longer because 90% of buyers have a difficult time seeing the potential. You can either price your house accordingly, or give it a cost effective "facelift" to compete and get it sold quicker for more money! A few easy and relatively inexpensive updates can have a major impact and will take years off of the general appearance:

1. Pack up your various knick-knacks and accumulated "stuff" such as piled up papers, magazines, clothes, etc.
2. Although wallpaper has made a comeback, it's best to remove it if it's more than a few years old as it likely won't appeal to most buyers.
3. Freshen up the walls with modern, light, and neutral paint colours and keep it consistent throughout the house.
4. Replace carpet on the main level with wood floors (even quality faux wood) as it's what is on most of today's buyer's wish list.
5. Remove dated and dingy popcorn ceilings and paint it white. It's a messy job, but totally worth the effort. (*You'll wish you'd done it years ago!*)
6. Remove heavy drapes from the windows to allow more natural light to flood the room. If privacy is a concern, purchase inexpensive plain and neutral window panels.
7. Update your light fixtures (*especially in the dining room*) with a budget-friendly contemporary fixture that suits the style of the house.
8. Paint dark and/or dated kitchen and bathroom cabinets with a lighter colour such as white, cream, and/or light grey. (*It's worth the small investment to hire a professional cabinet painter!*)
9. Hide worn and dated upholstery with light and neutral slipcovers (*if you're not willing to purchase new furniture that you can use in your next home, or rent contemporary furniture*).
10. Buy new, light coloured bedding - "Bed In a Bag" is cost-effective and to make it easier, comes with coordinating decorative pillows and pillow shams.
11. Remove "old fashioned" artwork and replace with cost effective contemporary art (*i.e. from HomeSense*)

(403) 862-5577

WWW.MACKENZIECREATIVESERVICES.COM

Creating Fabulous First Impressions



Services

Vacant Staging

\$1,950+ depending on size of home and number of staged rooms

Occupied Staging

\$350 first 3 hours, \$75/hr. thereafter

Homeowner Consultation

\$250 - \$300 with prioritized report of staging or design recommendations

Redesign / Decorating

\$350 first 3 hours, \$50/hr. thereafter

Shopping / Organizing Assistance

\$150 first 2 hours, \$50/hr. thereafter

Layer Your Lighting

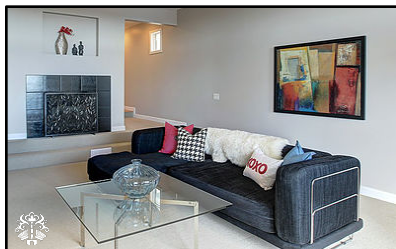
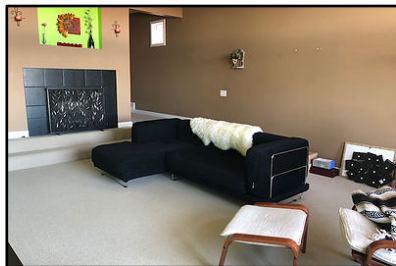
Every room should have a balanced, visually comfortable space, and one way to achieve that is by using three kinds of layered lighting: **ambient**, which provides overall illumination and often comes from ceiling fixtures (*bonus if they are dimmable*); **task**, which is often found over a kitchen island, under cabinets, or a reading nook; and **accent**, which is more decorative and highlighting things such as artwork or in a wall niche.

For a living room, it's best to have a triangle of "eye level" lighting, such as a table lamp on each end of a sofa and a floor lamp next to the chair, opposite the sofa. One visual trick to make a room seem larger is by placing a canister uplight or a torchiere lamp in the corner of the room that casts a lovely glow onto the ceiling.



Before & After

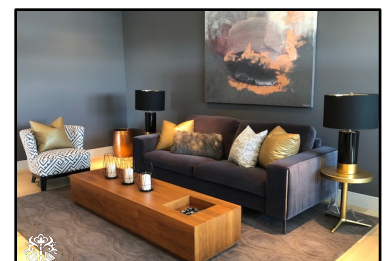
(SOLD in 1 week!)



2018 Interior Design Trends Gold & Brass Accents



This year, the choice of metallic finishes is gold and brass. It's the more "sophisticated" of the metallic colour palette. Gold furniture, artwork, mirrors and accessories all help to add a luxurious finish to any room and can even be combined with other metals such as silver and copper.



(403) 862-5577

WWW.MACKENZIECREATIVESERVICES.COM

Creating Fabulous First Impressions