

CURB APPEAL MUDROOM

A welcome addition

Catch-all space helps family transition from the outdoors in

Mary Shustack
The Journal News

Thanks to a new mudroom, Betsy Bush and her Searsdale family have their kitchen table back. "You used to come in and dump your stuff all over the kitchen table, and you couldn't use it," she says.

Now the Bush family has a designated space to make a clear transition from outdoors to in. Bush's 10-year-old son, for example, can now sit on a bench to pull off his boots, toss his basketball into a designated closet, hang his coat on a hook and place his scarf and gloves in the drawer labeled "Jack."

The mudroom was a key element in a project, completed earlier this month by Kaja Gam Design in Ossining, that also included a kitchen renovation, updated media and powder rooms and the ad-

dition of a portico over the back door.

All the work was done by replacing a covered porch that spanned the back of the home.

"We didn't even expand the footprint," says Gam.

Accents and amenities make the 6-foot-by-10-foot mudroom pop.

Radiant heat warms the slate flooring. A treasured family pitcher adds a familiar feel, and bins in a vibrant blue-and-white pattern make storage practical.

"The deep blues, the indigos are the color of the year," Gam says.

Everyone in the family, Betsy, Jack, husband Steven and 15-year-old Helen, have their own places in the mudroom, which also includes a coat closet.

No matter the time of day, Bush says the kitchen — a French-inspired space complete with a bi-stro-style eating area — can be isolated by drawing a pocket door shut.

"When you come in and out, you don't get that cold blast in the kitchen," she says.

Creating a workable flow and integrating the mudroom with both function and decorative elements were key requirements — things to keep in mind for any mudroom.

Customers, Gam says, might not be able to say they need a mudroom; they just know a space isn't working.

They'll say, Gam says, "There's something missing, and we can't figure it out."

Gam, though, can — the Bush mudroom marked her fifth in the last two years.

For potential homeowners, having a mudroom already in place can even sweeten a deal, says Mary Stetson, owner and broker with Stetson Real Estate in Mahanock.

"They love it," she says. "People with kids love to have a mudroom."

The following is just a sampling of local homes for sale that feature a mudroom.

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Photos by Joe Larese/The Journal News



Interior designer Kaja Gam of Ossining, left, and homeowner Betsy Bush look at the recently completed mudroom, above, in Bush's Searsdale home.

On the Web:
To see a video presentation on the family's mudroom, by Joe Larese, visit www.lohud.com/video.

