

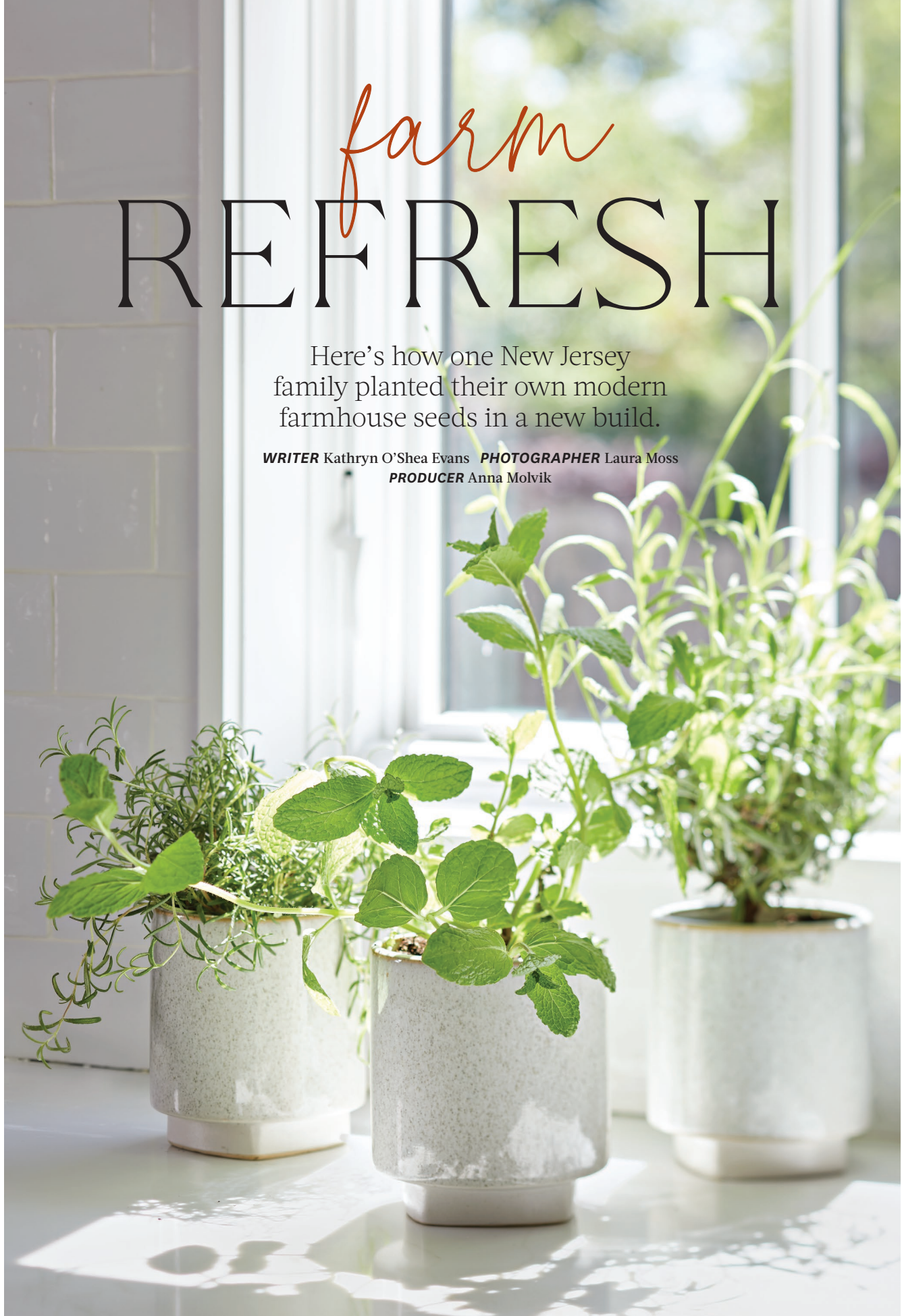
this photo: For this new home with traditional details, designer Ellie Mroz chose the cascading chandelier above the kitchen table to bring softness to a space filled with hard edges. *opposite:* Growing small pots of fresh herbs on a windowsill means a delicious garnish is always within reach.



farm REFRESH

Here's how one New Jersey family planted their own modern farmhouse seeds in a new build.

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this photo: In the family room, light wood floors are “very easy to keep clean—or at least the appearance of clean,” homeowner Josh Goodstadt says. “We love being in this room, which faces our backyard, enabling us to watch all the seasons come and go.”



above: Generously sized, shapely moldings lend the new build old-architecture romance. **below:** “We always envisioned a white exterior with black windows and a red door,” Josh says of the new home he shares with wife Cortney; daughter Ava, 12; and son Sam, 9. Plenty of alfresco spots, including porches front and back, make the entire family happy. **below right:** “The front exterior feels ‘just right’ due to the symmetry,” says builder Michael Robert. “Large windows, metal roof accents, vaulted ceilings with exposed beams, and a classic front porch bring both nature and old-school Americana into the home.”



New Jersey is called the Garden State for good reason: farming. The earth is so fertile that the state is one of the top producers of blueberries, cranberries, and peaches in the nation. So it's perhaps no surprise the Goodstadt family found it a fitting spot to build their own custom modern farmhouse.

There was just one problem: the lot size. “It was our biggest challenge,” says homeowner Josh Goodstadt, whose family longed for a farmhouse’s iconic long front porch. “Our lot is very deep, but not very wide.” To make it happen, the Goodstadts nixed their original plan for an attached garage, which, incidentally, also ushered in sunlight where it would have been blocked by the garage. “We are very happy with that decision,” he says, “especially because the additional light enhances the comfort and aesthetics of our two favorite rooms—the kitchen and dining area, and the family room.”

The airy feeling fits the aesthetics of designer Ellie Mroz as well. One of her (and the home’s) points of pride is the light-drenched cooking space. “The Goodstadts wanted it to be fresh and bright—a white kitchen, but not *all* white,” she says. “That’s where the natural-stained white maple came in.”

Mixing was key to creating a warm welcome throughout the home. Led by Mroz, the Goodstadts weren’t afraid to combine metal finishes—a polished-nickel faucet here, brass lighting there—and wood tones from exposed dark beams to blond floors. And that mix, says Mroz, is “what makes a farmhouse a farmhouse.”

For resources, see page 96.



• LESSON 1 •
farm made
MODERN

Handmade tiles that show the fingerprints of the artisans who made them lend a warm softness to an otherwise hard-edged space like a kitchen or bath.



this photo: "I was super excited when they were open to using these blue pendants," Mroz says of the island lighting designed by Mark D. Sikes for Hudson Valley Lighting. "I felt like that was a huge personality injection."



above: “Something we’re definitely not afraid of is mixing metals,” Mroz says, pointing to the varied finishes in the kitchen. “It creates a more collected look, rather than everything being from the same metal family.” *right:* Shiplap detailing supplies a storied feel in the bar, which is nestled between the kitchen and formal dining room. *below:* Open shelves in lieu of upper cabinets make the kitchen’s window wall feel more open and airy, and they keep decorative items in view and everyday essentials within easy reach.



“WHAT WE LOVE IS THE BEAUTY
OF OLD HOMES INJECTED
WITH SOMETHING MORE
MODERN FOR HOW WE LIVE
THESE DAYS.”

—designer Ellie Mroz



this photo: The clients' oatmeal-hue furniture provides a calming backdrop in the primary bedroom. "We chose the woven rope light fixture, which I think is really fun," Mroz says. "It adds a lot of texture and it's an interesting choice for a bedroom."



clockwise, from above: A lamp base covered in mother-of-pearl provides sparkle bedside. “Laundry rooms and powder rooms are my favorite places to use bold wallpaper,” Mroz says. Marble is a timeless finish in the primary bathroom: “Integrating materials like that and then modernizing with things that are important to you is your best bet for creating a modern farmhouse look,” Mroz says. The Goodstadts chose brick for the mudroom floor because “if you converted a porch into a mudroom in an old house, it might look like this one,” Mroz says.

