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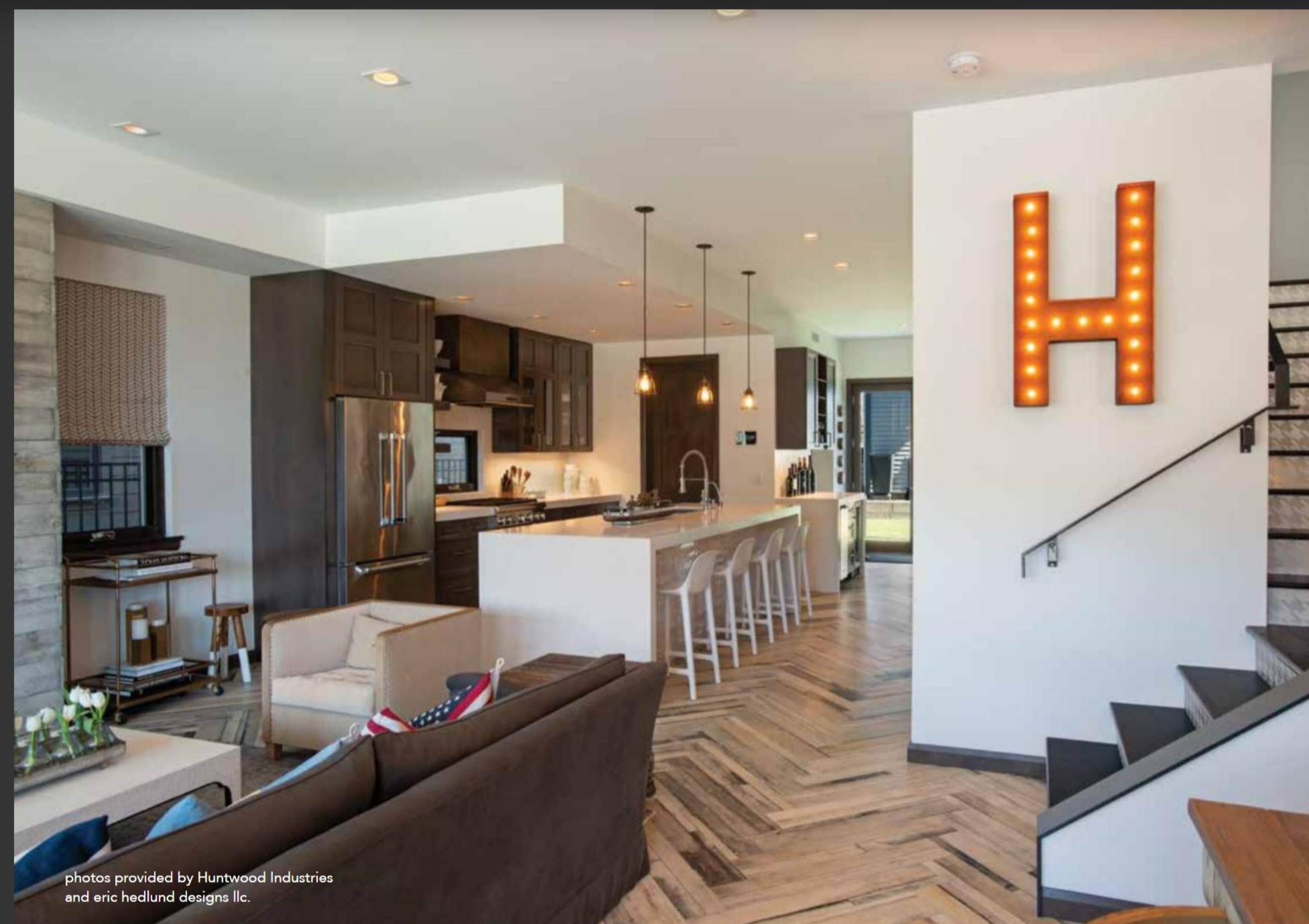
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With some homes, there's a compromise: location, or style? With an open concept, high-end finishes, and views of the Spokane River, just footsteps from the Centennial Trail and a short walk to some of the best restaurants in the area, that is definitely not the case with Eric and Jane Hedlund's Coeur d'Alene home.

The house is part of a new stretch of 12

properties built by Monogram Custom Homes and designed by eric hedlund design (ehd), where Eric is the owner and principal designer; ehd is known for projects ranging from residential to commercial, including the Davenport Grand and the Black Rock Clubhouse, which run the gamut in terms of style. These Bellerive homes (just inside the Riverstone development) have a pre-planned mix of styles—some contemporary, some traditional, some craftsman.

The Hedlunds' property is clean-lined and contemporary, a two-story home with modern landscaping and an angled shed roof. On the main floor there is an open great room—visible from the front door are the living area, dining room and kitchen—as well as a powder room, mud room and office. The upper story includes

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the master suite with a spacious, private balcony, the children's bedrooms, and a laundry room (conveniently located in the hallway off the bedrooms). Out the back door it's a short walk across the manicured, low-maintenance back yard to the garage and the "bunk room" above it that serves as a guest room and bonus space—and the kids' favorite Xbox spot. ("The kids spend 70 percent of their

time back there," Eric quips.)

The square footage is 2,100 for the main house; 2,700 with the addition of the back house. "We do lots of big homes," says Eric of his company, which often has residential projects in the 6,000 to 10,000 square foot range. There's definitely something to be said for sprawling, spacious properties, but when it came time to choose

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the right home for their own family, Eric and Jane saw the appeal of something more concise. This home gives them everything they need; plus, with less square footage, the responsibilities that come with homeownership are alleviated a bit. Simply put, “there’s less to take care of.”

The finishes and décor bring together a mix of two primary styles. As Eric puts it, “I’m super contemporary and Jane is very Anthropologie.” This home spans that gap. Urban Wood porcelain

tile, in 36” x 6” planks—laid in the herringbone pattern Jane envisioned for the space—runs throughout the main level. It’s a striking choice that works well with the dark woods, grays and whites, and warm metallics in the home. Bronze hardware and accessories contribute more warmth, as does the use of wallpaper—most of it with a subtle metallic sheen—in high-impact spaces like the bathrooms and on the stair risers. Another classic yet current choice is Carrara marble, which is used to luxurious effect in every

bathroom. Carrara is “simple, timeless,” says Eric.

The layout makes the most of every square inch of space. Just off the kitchen, a wood-planked barn door slides across a track to reveal a tucked-away double desk, where schoolwork and supplies are close by but out of sight. “We can hide all the kids’

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stuff,” says Jane. Built-in shelving maximizes storage in the kitchen’s walk-in pantry and the walk-in master closet upstairs. A mudroom just inside the back door has designated cubbies to keep everyone’s stuff organized, and the cabinetry there hides anything they’d rather conceal. Even the garage does double duty, with vehicle space and bike storage as well as a designated zone for the family dog,

accessible via dog door from the back yard. Also contributing to the ease and efficiency of the home are its radiant heat floors and the fully automated lighting, which Jane and Eric can control from their phones.

The home has a spacious, airy feel thanks to high, angled ceilings, generous windows and glass doors—all clad in dark wood—and

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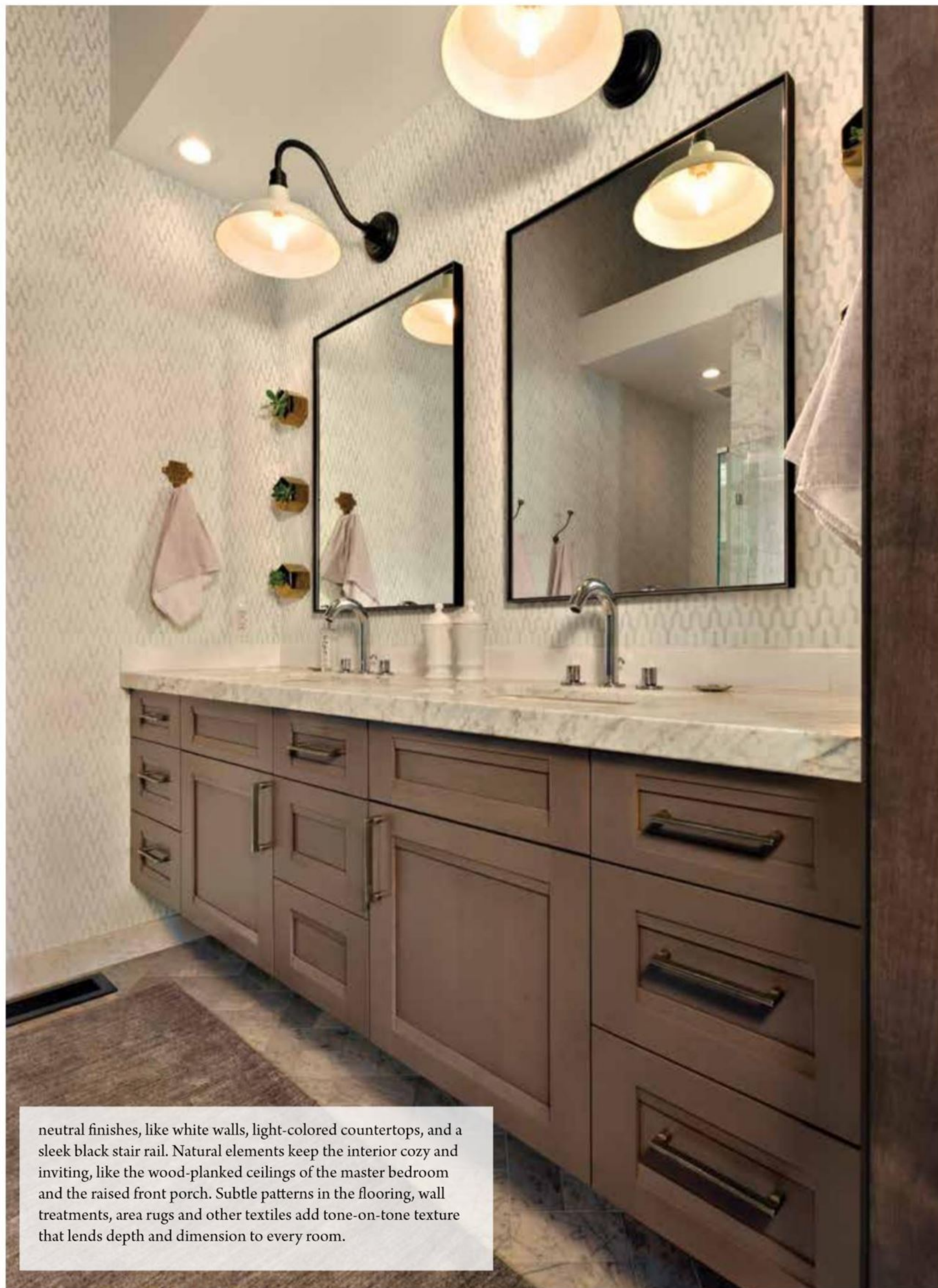
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neutral finishes, like white walls, light-colored countertops, and a sleek black stair rail. Natural elements keep the interior cozy and inviting, like the wood-planked ceilings of the master bedroom and the raised front porch. Subtle patterns in the flooring, wall treatments, area rugs and other textiles add tone-on-tone texture that lends depth and dimension to every room.

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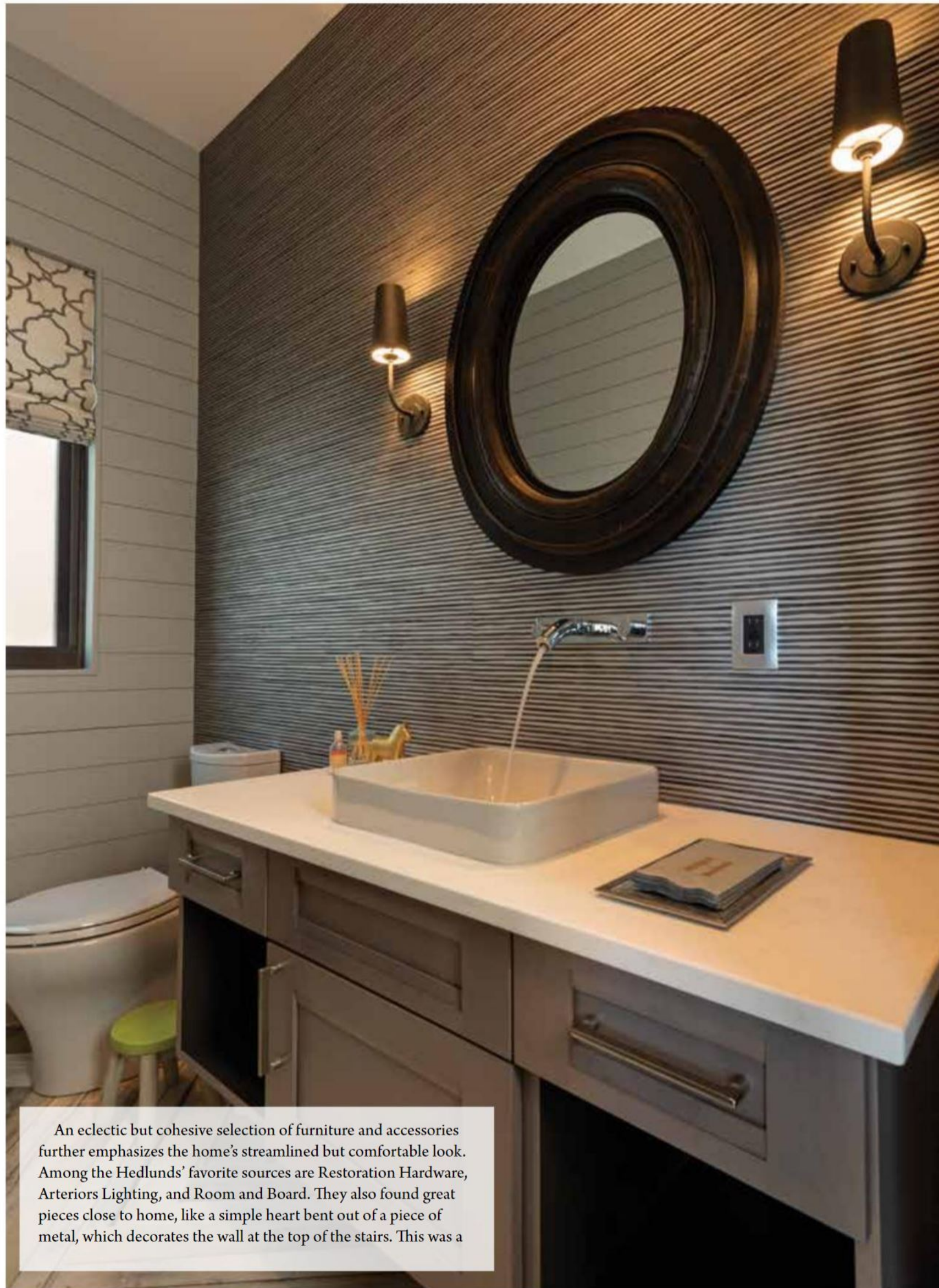
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An eclectic but cohesive selection of furniture and accessories further emphasizes the home's streamlined but comfortable look. Among the Hedlunds' favorite sources are Restoration Hardware, Arteriors Lighting, and Room and Board. They also found great pieces close to home, like a simple heart bent out of a piece of metal, which decorates the wall at the top of the stairs. This was a

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find of Jane's at the store JUNK in Coeur d'Alene, known for vintage, upcycled, and handcrafted goods. Under each of the kids' clean-lined, four-poster beds are colorful area rugs pieced together from squares of infinitely customizable FLOR carpet tile (with FLOR, customers can choose each square of material and arrange them in any pattern they like, to any dimension they want to fill). In the master bathroom, the décor includes three oversized "broken eggs," the interiors of which are painted with gold leaf. These are a design

element Jane wanted to borrow after seeing it in the Davenport Grand, where dozens of broken eggs line the walls behind the check-in area. Some of the home's more Anthropologie-style touches can also be spotted in the master bathroom, where the subtle blue and white patterned wallpaper, in combination with towel hooks that read *Merci* and *S'il Vous Plaît* ("please" and "thank you," for non-Francophiles) gives off an understated French vibe.

The property was landscaped to make minimal upkeep a priority.

"It's very low maintenance," says Eric. "We don't have to stain anything." In the backyard, they opted for artificial grass for the ultimate in hands-off, easy-to-care-for greenery. The wide and welcoming raised front porch has plenty of space for relaxing and enjoying the outdoors; a gas firepit here makes it an ideal spot to relax and chat with

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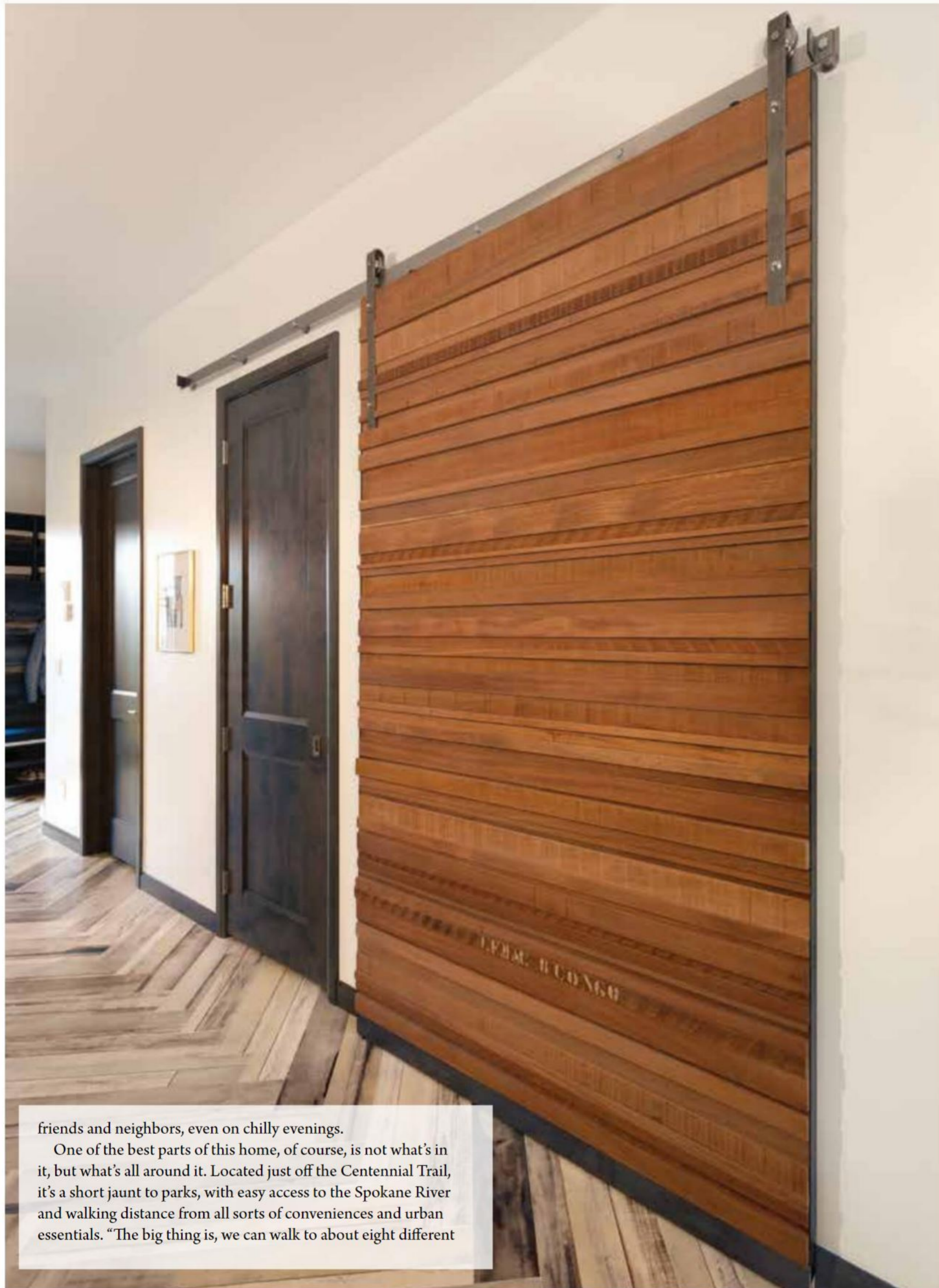
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friends and neighbors, even on chilly evenings. One of the best parts of this home, of course, is not what's in it, but what's all around it. Located just off the Centennial Trail, it's a short jaunt to parks, with easy access to the Spokane River and walking distance from all sorts of conveniences and urban essentials. "The big thing is, we can walk to about eight different

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restaurants,” Eric says (he later upgrades this number to 10). In addition to delicious, walkable dining, they’re close to the movie theater, coffee shops, and other businesses. Recently he and Jane were out at a new favorite restaurant in the neighborhood, Vine and Olive, and bumped into four other neighbors there. “It’s a little community,” Eric says. “It’s awesome.”

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