

Lucky Lake SUNSETS AT TWELVE MILE

BY WALTER FRANCZYK // PHOTOGRAPHY BY SANDY MACKAY



With its panoramic view of Twelve Mile Lake, Carolyn Ludlow's kitchen is her favourite room. Maple cabinets, finished in black, blonde and cherry, are furnished with eight different hardware styles, ranging from basic black to bronze and brushed nickel. The log house was manufactured by 1867 Confederation Log Homes.

“If you're lucky enough to live at the lake, you're lucky enough.”

It's an adage Carolyn Ludlow often recalls when relaxing at the new home she and her husband, Greg, built on Twelve Mile Lake in Haliburton. “We always knew we would be back here,” says Carolyn. “It was meant to be.”

Carolyn grew up on nearby Boshkung Lake, where her parents owned a small resort. Greg's family had a cottage on Gull Lake, four lakes downstream, just south of Minden. “This area was home,” she says.

The couple had lived in Peterborough for 20 years when the opportunity arose to buy a small house with a western exposure on Twelve Mile Lake. Owning a log home had been a family dream, so when they realized that renovating their waterfront bungalow would be exhaustive and costly, they decided to build a new home.

Their first choice was **1867 Confederation Log Homes**, a company owned by Rick Kinsman and Mike Murphy. “It was a no-brainer,” says Carolyn. Based in Bobcaygeon, Confederation has been in business for more than 30 years with a reputation for quality and service that has won customers across North America, Japan, Great Britain and Europe. The firm can supply a log home package, ready to be erected, or a fully finished, turn-key house. “It all depends on what service the customer requires,” says Kinsman. “Not only do we build traditional log homes, we can supply timber frame or stick frame, or combinations of all three.”

Confederation's three full-time designers work with clients on a wish list for each home. “We take that wish list, put it on paper and say this is what it looks like,” he says. At the company's design centre, clients can “walk through” every room of their house and visualize where furniture and appliances will sit. “Our job is to make it work,” says Kinsman.

Greg and Carolyn both have a passion for detail. At Twelve Mile Lake, they wanted a waterfront view from every room. Confederation complied. “I turned the whole house so we could get a view of the sunset year-round,” says Carolyn. “I love the sunset.” With her penchant for precision, Carolyn found building a home fun. When building with logs,

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Maple cupboards flank a cherished hoosier cabinet in the kitchen pantry.

RIGHT: Black trim and carefully preserved antiques lend elegance to the dining room while the vaulted pine ceiling makes it spacious.



many design decisions must be made well in advance because logs are drilled and cut to fit electrical outlets and plumbing long before they arrive on the building site, she explains.

“For me it was perfect because I can visualize how I’d like things to look. Rick fine-tuned my thoughts.”

Their efforts produced a stunning, three-bedroom, log and timber frame home. Shaded by mature maples, it offers an all-season view of the lake.

An open-concept kitchen and great room fill much of the ground floor.

Steps away is the master bedroom with its en suite and walk-in closet, followed by a studio that opens onto an exterior deck and hot tub.

“I can slip out to the hot tub right out of the bedroom area,” says Carolyn. At the south end of the house is a sunroom, furnished with wicker chairs from the 1920s.

Above the two-bay garage is a suite of two bedrooms, washroom and sitting area, used by their daughter, Heather, when she’s home from university. Instead of a dormer for the sitting room, the Ludlows had builders create a walk-out balcony overlooking the lake. Carolyn praises her on-site contractor, **Paul Mayo of Twelve Mile Lake Builders**, for his versatility and co-operation. “I made requests outside the box. He accommodated every one of them.” *Continued on page 24*



A gas fireplace, topped with a built-in, flat screen television, makes the open-concept living room a cosy spot to relax and entertain.

Highlands Plumbing and Heating installed the in-floor heating, a feature the Ludlows enjoy as a great improvement over a conventional furnace. "There's hardly any dust and you don't hear anything," says Greg. "It's a very even heat," he says. Greg painted their new home, inside and out with the help of **Craig Hughes**, whose aid was invaluable. Carolyn took her time choosing the interior trim, a different style for each room of the house, installed by **Tim Nicholson** of **Kendrick Creek**.

The kitchen, with its log walls, oak Hoosier cabinet, maple cupboards and a pine-topped bar is Carolyn's favourite room. It has the best view of the lake, a stunning vista that lures guests who step into the living area. "People will walk right to my sink and look out the window," Carolyn says. She had the window finished with an antiqued, gold-trimmed picture frame and matching mat by **Brian Delaney**. "Brian knew exactly what would work and Tim, expertly, made it work," she says. *Continued on page 26*



Tucked into the second floor above the garage, two bedrooms and a sitting room provide plenty of quiet space for daughter, Heather, a university student.

RIGHT: A vessel sink adds a contemporary look to the classic wood finish in the powder room.

BELOW: Space-saving pocket doors separate the master bedroom from the en suite washroom and an adjoining studio.



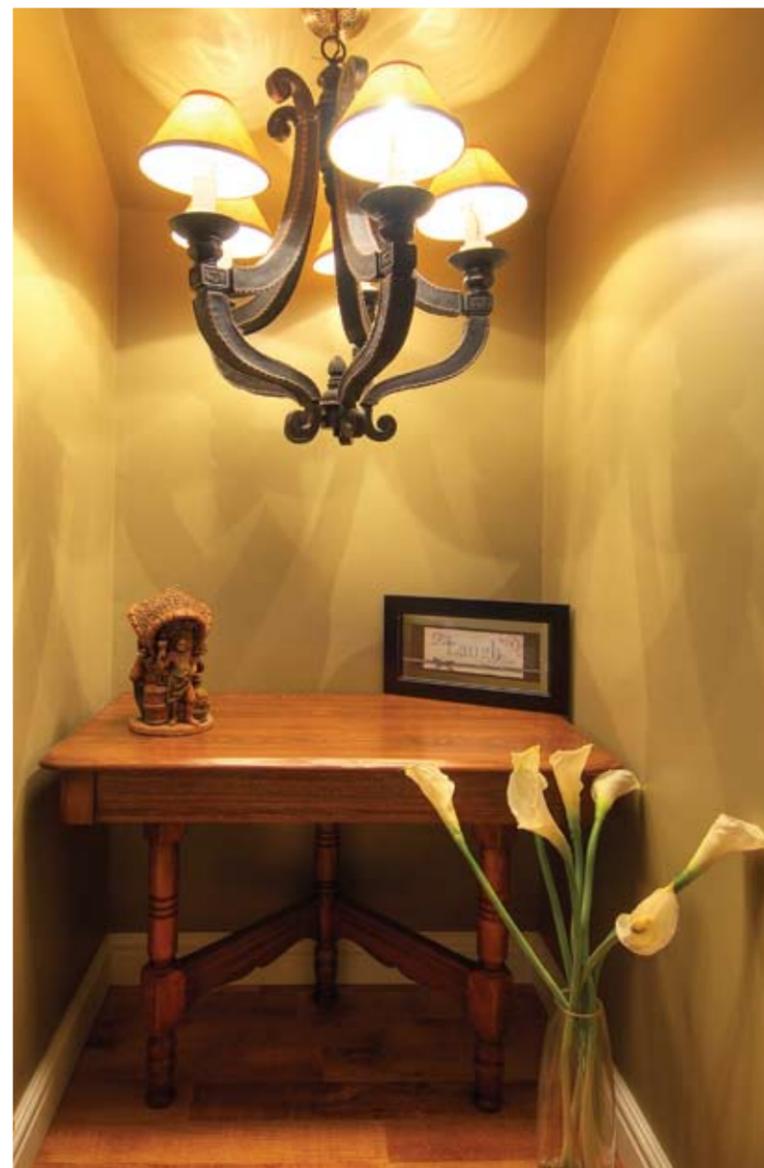
Trackside Interiors built and installed the kitchen cabinetry. Mixing and matching the old with the new is a passion for the Ludlows. They augmented modern furnishings with painstakingly preserved antiques, including old-fashioned telephones. They kept the original garage on the property as home for Greg's 1957 Thunderbird convertible and a 1928 Willys-Knight sedan, both lovingly restored and maintained. A dental hygienist, Carolyn uses her home as a base for her concierge service, known as **Dear Carolyn**. "My mandate is to help people with whatever they need help with." That assistance can include organizing a wedding, meeting or referring contractors, helping find furniture for model homes, planning meals, interior decorating, designing a kitchen or assisting aging parents. "Drop Everything and Relax" is her business slogan. "Basically, I like to leave people better than I found them," she says. "I like being with people, and I have worked with some exceptionally nice people." The Ludlows' home is one of more than 40 built in Parry Sound-Muskoka-Haliburton by 1867 Confederation Log Homes. The company uses white pine from Northern Ontario, where the slow growth cycle makes the wood more stable. Logs are air-dried for at least a year before they're finished in a mill that consumes little energy and produces no waste, Kinsman says. "Our homes are about as green as you can get." *Continued on page 28*



LEFT: Antiques, including two, nearly-century-old wicker chairs, complement modern furniture in the bright and very comfortable sunroom.

BELOW: The landing at the top of the stairs to the second-floor has space for a favourite table and flowers.

Laflamme Doors & Windows: Windows, **Lake Scugog Lumber:** Trusses, **Don Barker Heating & Cooling:** Heat recovery ventilation & propane, **Rock Plus:** Landscaping and rock patio, **Ray Johnston:** Septic tank, foundation work and driveway.



The company, he says, built the first log home in Canada to receive Energy Star approval in recognition of its energy efficiency. Greg commends Confederation for excellent service. "Any question we had, someone was onto it immediately," he says. "They've got a great reputation, which is one of the reasons we went to them. We couldn't be happier with the product or the service."

While relaxing with a coffee on a holiday morning, her daughter, Heather, home from university, and husband, Greg, nearby, Carolyn reflects with gratitude on her home and surroundings. "How could I be more blessed?" she wonders. **OH**