

SMALL
HOUSE
**BIG
STYLE**



1,475 sq. ft.

three floors of chic

There's no shortage of star pieces in an Austin, TX, home.

When Agatha June and Jeremy Erwin bought a 975-square-foot bungalow in Austin, TX, back in 2008, they had all the room they needed. But over time both craved more creative space (Agatha's business is home-based; Jeremy is a musician). Local design-build firm Hatch Works found the solution literally right outside their door: The lot was big enough to build another house on it—one that was about 500 square feet larger. Agatha and Jeremy eventually turned their former home into an Airbnb. High ceilings and loads of windows make the new place incredibly airy, and it's infused with the couple's eclectic boho style. "We love every single spot," says Agatha. "When you don't have a giant house, that's huge."



Jeremy and Agatha

living room

Velvet furniture pops prettily next to white walls and black window frames. Putting the violet daybed (from Joybird) and moss green sectional (from West Elm) diagonally across from each other brought balance to the room. "We joke that the daybed is the world's most expensive dog bed because it's where our dog, Alfie, hangs," says Agatha.

Sometimes what's *not* in a room helps it look larger: no ceiling or doorway trim here.



kitchen

"I wasn't sure about putting shelves in front of the windows at first, but Agatha sold me on the benefits of having extra storage with all the light shining through," says Jeremy. The effect is made even cooler because the shelves are anchored by a striking 65-inch-tall custom hood. Bringing in other wood tones, including oak floors and chevron paneling on the island, boosts the warmth.

Narrow pantry for the win!

Wire fox terrier Alfie, hoping for a snack



dining nook

The ideal li'l spot for a banquette was built off the living room. This seating may look custom-made, but Agatha and Jeremy lucked out with West Elm benches that fit just right, plus a table from Rove Concepts. For impact, they had the walls and ceiling painted black (Black Magic by Sherwin-Williams). With windows on all three walls, the nook doesn't feel cave-ish at all.

small house, BIG style



A handy ledge

master bath

"A separate tub and shower were the necessities; the double vanity was a bonus," says Agatha. Design firm Hatch Works was able to squeeze the couple's entire wish list into this narrow but long space, keeping the vibe natural with a gray-green floating vanity (painted Pewter Green by Sherwin-Williams) and matte black terra-cotta tiles by Clé. A hand-punched brass Moroccan pendant, found on Etsy, and brass fixtures add a little glam.

master bedroom

From the wall (the funky mirror is by Zuo) to the floor (the colorful rug is by Justina Blakeney x Loloi), this room is packed with style. "In a smaller house you have to embrace that your storage is all out in the open," says Agatha, "so I display our blankets on a ladder like art." The upholstered bed is from Blu Dot.

