

DESIGNER PROFILE By Jordan Guinn



Photography by Open Homes Photography

The living room at 1859 Scott St. has a coved ceiling, a fireplace and curved corner windows. Architect Julie Drummond revamped the Queen Anne Victorian.

Architect restores glamour to Queen Anne Victorian condo in Lower Pacific Heights

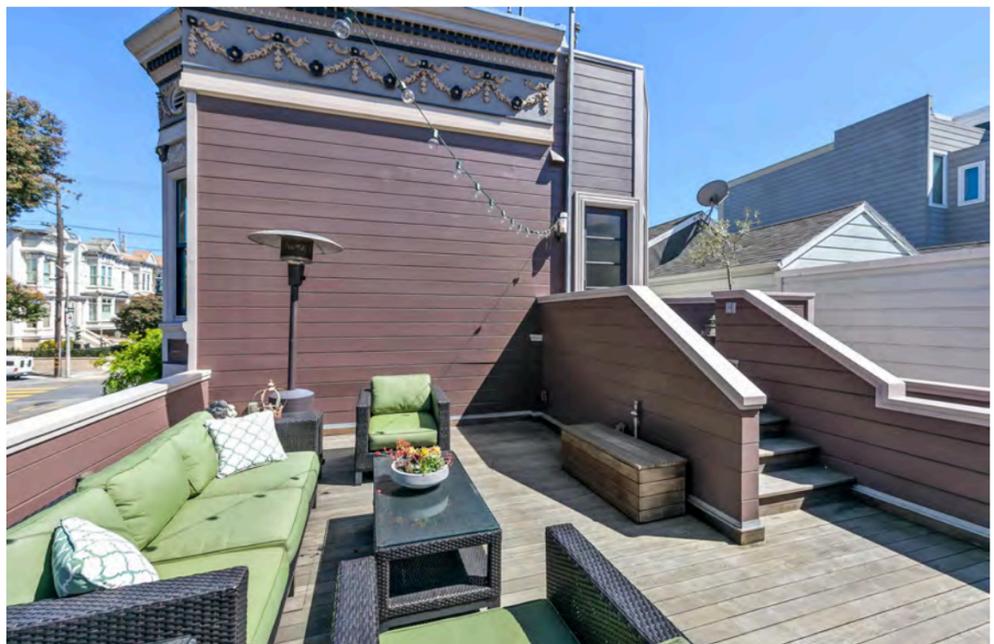
Architect Julie Drummond knew she found something special the first time she stepped over the threshold of 1859 Scott St. in Lower Pacific Heights.

A wealth of period finishes like the hallway's ornate Lincrusta wainscoting adorned the light-filled interior. The original hardwood floors remained, as did the ceiling medallions. Restoring the interior would take some time and effort, but the task was far from insurmountable.

"We were really fortunate because the former owners hadn't stripped all the details," said Drummond, who has served as principal of Drummond Architects and Designers since 1994. "We were very excited to find this because frequently in San Francisco people are taking homes like ours and removing all the details. It was fun to take the existing space and add modern touches, while keeping it as intact as possible."

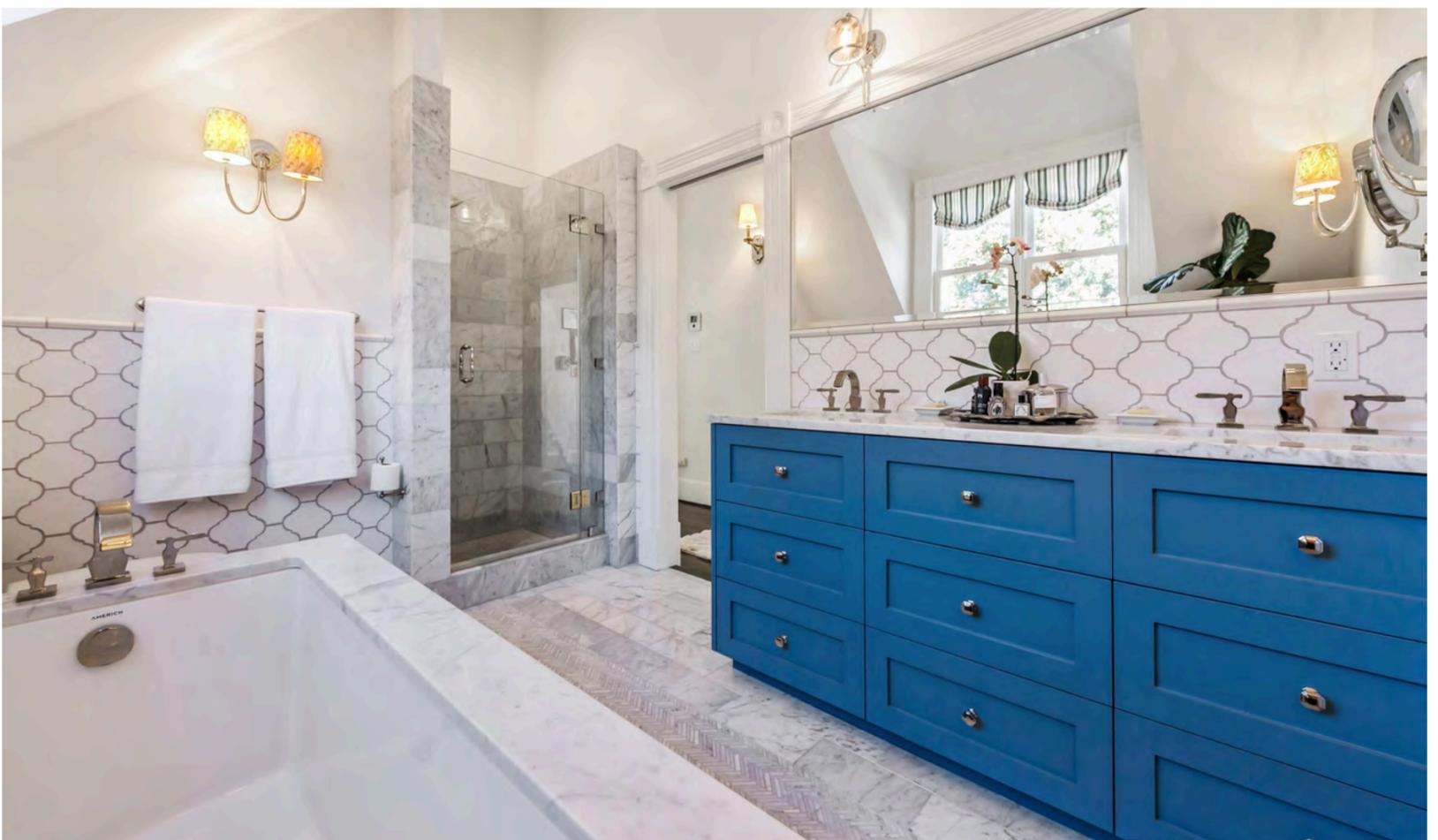
Drummond's efforts returned the glory to the two-story condo found on the corner of Scott and Pine streets. While she paid particular attention to restoring the period finishes, Drummond also made sure to inject modernity into a condo that receives light on all four sides.

"This was a place to have some fun," she said.



Above: A shared deck off the kitchen overlooks the neighborhood. Below: The owner suite's spa bathroom enjoys marble vanities, a soaking tub and a glass shower.

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STAFF

Designer
Maggie Creamer

Writer
Jordan Guinn

Advertising

Real Estate
Jason Radovan
(415) 777-7126
jradovan@sfchronicle.com

Contact Us

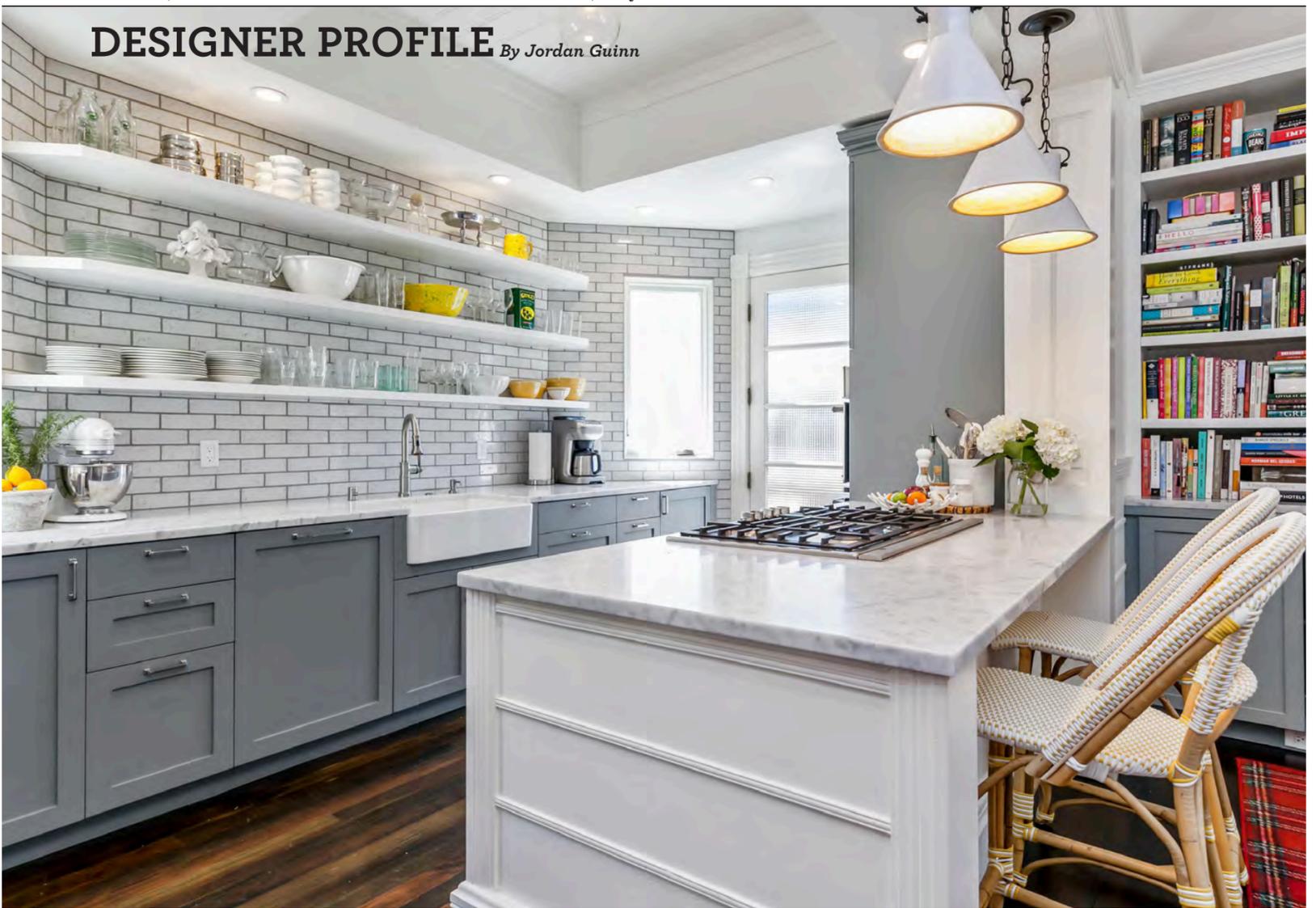
SFiS Homes
901 Mission St.
San Francisco, CA 94103
(415) 777-7666
Fax: (415) 495-2067
E-mail: sfis@sfchronicle.com



On the Cover

Six-bedroom estate in Tiburon has stunning bay views.
Story, page 9
Photography:
Jason Wells Photography

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Above: The contemporary kitchen offers marble counters, a farmhouse sink and a glazed brick backsplash. Below left: Intricate Lincrusta wainscoting accents the hallway. Below right: 1859 Scott St. in Lower Pacific Heights is a two-story condo set within a Queen Anne Victorian.



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“We installed all new light fixtures because we wanted to expand on the fact that the original ceiling rosettes are there.”

Located on the upper two levels of a Queen Anne Victorian, the three-bedroom includes an office, three full bathrooms and a powder room. The top floor stands taller than the neighboring homes in every direction, rewarding residents with striking views.

Drummond, who earned her bachelor's degree in architecture from Cal Poly San Luis Obispo in 1988, took a deliberate, measured approach to the three-month remodel that began prior to she and her husband Scott Drummond taking up residence in 2014.

“It was crucial that all the efforts we make be contextu-

al and respect the way it was built,” she said.

Drummond's practice typically performs remodels, and the Lafayette native's portfolio features a collection of homes in Orinda, Lafayette, Berkeley, Mill Valley, Sonoma, and San Francisco.

She found inventive ways to incorporate period materials at 1859 Scott St. Consider the contemporary chef's kitchen, where glazed brick fashions the backsplash.

“There was intent on going back to materials that would have been used in a Queen Anne Victorian,” Drummond said. “Glazed brick would not have been applied as a backsplash in those days, but it's a finish that was common to the period.”

The previous residents already linked the kitchen and

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This bathroom offers wainscoting, wallpaper and a claw-footed bathtub. The three-bedroom residence includes three full bathrooms and a powder room.

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Above: Wainscoting and a sitting window accent the family room. Below left: Architect Julie Drummond used glazed bricks to fashion the kitchen's backsplash. Below right: The dining room features a coved ceiling and dual hung picture windows. Drummond highlighted original architectural details in the Queen Anne Victorian.



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family room, a project Drummond said reflects how older homes evolve over time.

"The way people live today is not the way people lived when the houses were first built," she said. "The open kitchen is not a feature of the original design. It would have been closed off, and very dark and dated."

When redesigning a classic home, Drummond said she likes to imagine how the original architect and owners might have envisioned updates to the home playing out.

"Of course you have to interpret what would have happened, but it's a nod to what might have been," she said.

A sitting window and floor-to-ceiling built-ins accent the family room, while the kitchen opens to a shared deck with a built-in barbecue. There's also a separate pantry equipped with wine refrigerators beside the kitchen.

At the opposite end of the main level stands a living room with a coved ceiling, fireplace, and curved corner windows facing the intersection. A trio of dual hung picture windows welcome sunlight into the formal dining room. Pocket doors, another Victorian element, separate the living and dining rooms.

The upper level hosts a bedroom with a turret room, as well as a generous owner's suite. A walk-in closet, along with a pair of additional closets, lend abundant storage space to the owner's retreat. The suite's updated spa bathroom enjoys marble vanities, a soaking tub, and a glass and marble shower, while a private balcony waits off the sleeping quarters.

Details

Address: 1859 Scott St., Lower Pacific Heights, San Francisco.

Price: \$2.99 million.

Features: Stylish two-story flat positioned on the upper half of a Queen Anne Victorian enjoys a voluminous interior that receives light on all four sides. Original architectural details include curved windows, coved ceilings, a carved bannister, and a turret room. The modernized eat-in kitchen boasts display shelving, integrated appliances, glazed brick backsplash, and a marble-topped island. An adjoining family room features a sitting window beside floor-to-ceiling built-ins, while a luxurious owner's suite offers both a private balcony and ample closet space.

Though they're moving out of the lovingly restored condo, Drummond said both the residence and neighborhood itself own special corners of her heart.

"We moved back to San Francisco about six years ago and we've always lived in the 94115," she said, referring to Lower Pacific Heights' zip code. "I love this neighborhood. There's access to the parks and Fillmore Street, to Crissy Field and the Presidio. And when I look out the window I see mature trees. I just see green in every direction."

Learn more at www.1859scott.com.

Listing agent: Rebecca Schumacher, Sotheby's International Realty, (415) 928-3800, rebecca.schumacher@sothebyshomes.com.



Built-in shelving surrounds the family room's entertainment center. Architect Julie Drummond revamped the two-story flat in the Queen Anne Victorian.