



SUMA DESIGN & CONSTRUCTION

presents *The Madison Model*



BUILDER:
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This home actually inspired its builder, Mark Sumada of Suma Design and Construction, Inc., to forgo his season tickets to the Kansas City Chiefs games, and for good reason. Once you take a tour, you will understand why this home sports some of the best seats in the house, for game day and every day!

Mark began working in construction and landscaping while still in high school and then studied architecture at the University of Kansas. He honed his skills by working with professors in the school, purchasing, remodeling and selling homes in Lawrence. That soon evolved into starting his own construction company building and framing new homes. Over the past four decades, the experts at SUMA Design and Construction have mastered traditional and Tuscan styling of homes and are now motivated by a more modern style with crisp, clean lines, as evidenced by this show-stopper.

This reverse one and a half story home perfectly combines 4,000 square feet of living space into a flawless dream home. With four bedrooms and three and a half bathrooms, this contemporary showcase truly speaks to builder Mark Sumada's raw talent, expertise and passion.

Located at Riss Lake and completed eight months ago, this jaw-dropping floor plan with its unique design elements will keep you coming back for more. As soon as you come in through the double-door entry way with paneled glass along its perimeter, the open floor plan gives you a quick view of all the excitement to come. You cannot help but notice such exquisite details such as the stainless steel cabling on all of the stairs and walnut wood work throughout the home. As you look all the way through the house to the rear, 12-foot scissor doors lead to a covered deck

"This opens up the space when it's a gorgeous day out or if you want to have a party," said Sumada. "With these doors open, you can easily host up to 85 people without feeling tight on space."

A second porch, also equipped with 12-foot scissor doors, is accessible from the kitchen just off the breakfast room and ties into the main porch with access from porch to porch through a screen door. You may feel as if you are relaxing at a luxurious resort hotel on this porch, which enjoys a beautiful box vault ceiling and complementary walnut hardwood flooring, as also used in the kitchen, and a spectacular fire pit that will beg you to stay and linger for awhile. With radiant heat in the ceiling on the covered decks, you can enjoy year-round relaxation outside.

The master suite will definitely speak its mind and enjoy the results. Before you crawl into bed at the end of a long day, be sure to take advantage of the spa-like master bathroom. Among its many coveted features include the extra large shower with two shower heads and a rain spray head; a sunken tub in the shower; a marble shower floor; oval porcelain tile on the walls; two separate vanities, each with a porcelain vessel bowl and white fantastic quartzite laid into the top of the counter; a full make-up counter; a furniture grade finish on the stained cabinetry; and so much more.

Heading back into the main living area, the gas linear fireplace becomes a luxurious focal point.

"This can heat the entire great room and kitchen," said Sumada, also referencing the cantilever benches around the fireplace.

The open kitchen enjoys stainless steel appliances, including a GE built-in freezer, gas range, twin ovens, ice maker, wine refrigerator and dishwasher. A backlit dining hutch off to the side provides extra storage for stemware and dishes. To the left of the cooking range

is a door that leads to a private desk area and then to the four-car garage. To the right of the range is access to the walk-in pantry, as well as another door to the garage. Other rooms on the main level include a front office and a half bathroom.

On the lower level, a great room with a media center enjoys great companionship with a bar area, highlighted with white Macabus quartzite countertops and white quartzite stacked stone adorns the opposite wall. A full patio is accessed through the sliding glass doors.

This house is not just in the spotlight but also focuses on all the lights that give it the style and sophistication it deserves.

"The lighting in this house, both inside and outside, is unbelievable," stressed

Sumada. "Plus, it has lots of windows to create the total environment."

Coupled with the open deck areas, this home really brings the outside in and expands the living space of the home.

"My mission and ultimately what I do for others is to understand that your home, no matter how small or large, can be a statement for your family, for their memories and their history, as it molds their lives," said Mark. "As for this particular home, well, I can enjoy watching the big game out on the deck close to the bathroom and the kitchen. It's far better than the 50-yard line!"



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