

Like most modern plans, this house is designed to have enough outside living space. It has two balconies; one in the front and another one at the back.

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The abundance of rental homes has given us opportunities to build later and later in life consequently giving us the desire to own homes that stand out from the crowd.

Charity Mugasha, an architect, notes that there is growing demand for quality modern and contemporary custom homes. "When one looks at the newer homes, you will notice a resounding theme of elegant unique designs that encourage the use of modern technology and also enable new outdoor living spaces," Mugasha notes.

**Features**

This house plan designed by Simon Peter Kazibwe, an architect from Royal Architects and Engineers, is the embodiment of the ultra-modern contemporary home with its sleek lines, open spaces and functionality. Kazibwe says he designed this three-bedroom home to blend in with the environment. The design he notes suits hilly or mountainous areas.

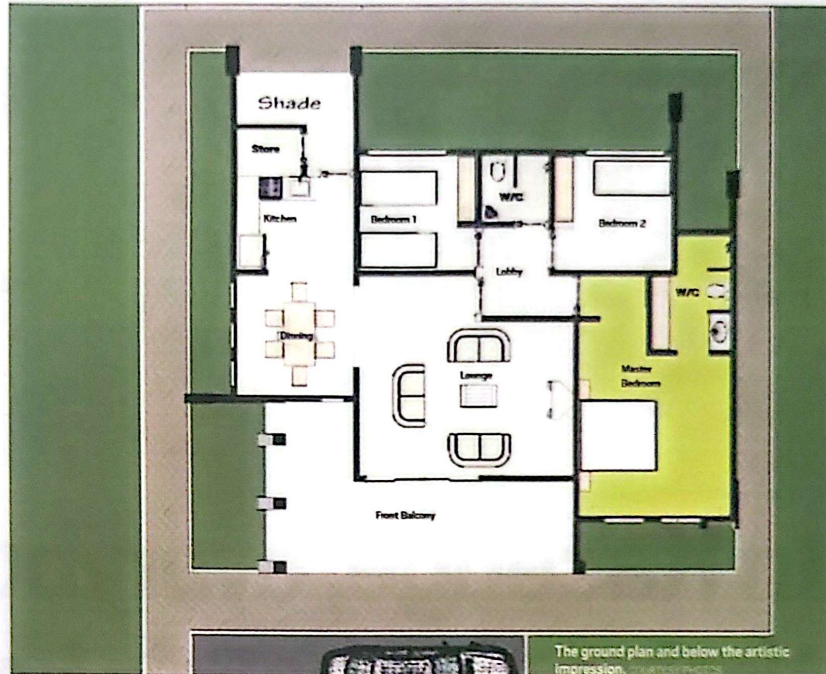
It is fitted with self-contained bedrooms in varying sizes with the master bedroom being the largest. The front door opens into the living room. Next to the living room are the dining room, kitchen and store. This house is also designed to have enough outside living space with two balconies; one in the front and another one at the back.

**Size and cost**

Kazibwe says this design can sit perfectly on a 50X100ft plot of land but can be adjusted to fit on one as small as 50X50ft or one much bigger. Kazibwe notes that normally modern architectural homes will cost more than other types of architecture to construct.

However, working with experienced architects, builders and craftsmen one can construct this house at Sh55m.

# Build this modern house at an affordable amount



The ground plan and below the artistic impression.

**55m**

THE ESTIMATED COST IN SHILLINGS OF CONSTRUCTING THIS HOUSE

**Materials**

While there is temptation to use unique materials, Kazibwe reminds builders that usually rare is equivalent to high cost.

"One obvious way to increase your building costs is choosing very rare materials for your home. If you do not have a liberal budget to work with, make sure you evaluate the materials you are using



and make compromises where possible," Kazibwe advises. For this house, he recommends bricks, concrete, cement, tiles and wood. "The poles which give this house its distinctive look can be steel,

wood or concrete," he adds.

**Colour**

Mugasha notes that such modern designs tend to favour neutral colours with bright bold accents.

**DECOR**

Less is definitely more when it comes to decorating a modern home. After all, why would you want to hide all the amazing architectural details of the design by adorning it with a lot of extra ornamentation? These designs were meant to speak for themselves, making their own statement through their structure and functionality.

A key point of decorating in this style is to learn how to take advantage of those clean lines and put careful accentuation on this element without making something seem too boxed up. These straight lines can be used in many different aspects of the style; you can observe it in the high ceilings, bare windows, and the straight and powerful geometric patterns used in the wall art, sculpture and shapes of the room.

Source: freshome.com

"However, one should not be limited by this element after all the advantage of contemporary architecture is its flexibility which allows one to push their creative boundaries," she adds. She urges the home owner to choose whatever colours they like provided they complement each other and are well-balanced.

Some of the popular modern colour palettes include cherry red, black, white and silver; orange, cream and brown; mocha brown and ivory; cobalt blue, slate, white and charcoal; bright yellow, white and gray; lime green, cobalt blue and white.

**The doors**

Another exciting feature of this house is its use of sliding doors and windows. Since the main aim of this design is to have as much space as possible, ordinary doors would get in the way and take up unnecessary space.

These doors can retract completely to be hidden in the wall, or at least to the two end sections thus seamlessly connecting indoor spaces without comprising security and beauty.

Therefore, for one who loves modern architecture yet is on a budget, this plan may be the perfect solution.