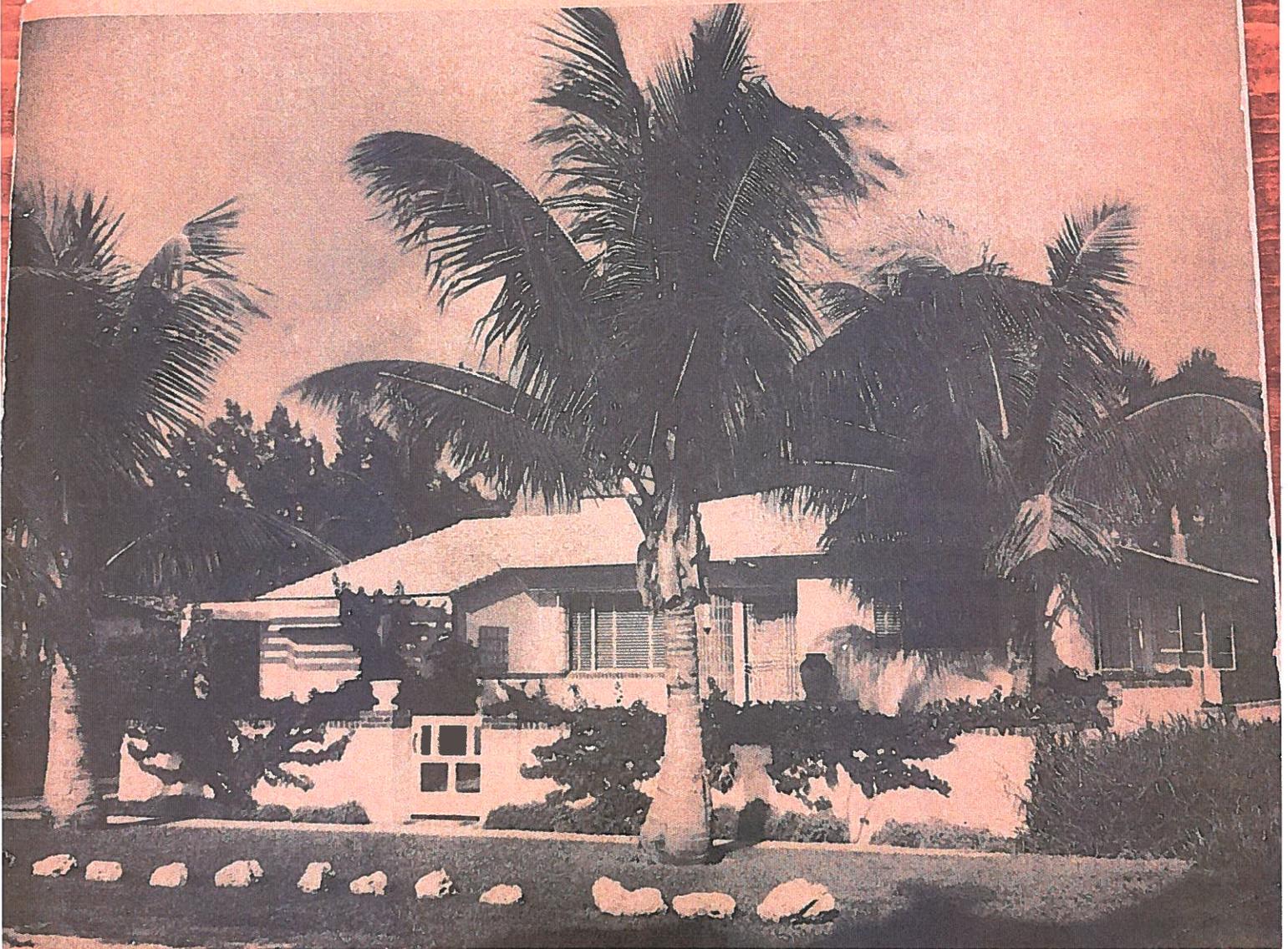


The Miami Herald
Book of Homes

FALL, 1938



CRAY & DAINO, CORAL GABLES

What Kind of a House to Build
How Much Will It Cost—How To Borrow the Money
Who Will Work With You
How "Florida Homestead Exemption" Operates

Foreword

METROPOLITAN MIAMI and, in fact, all of Southeast Florida, is more home conscious, perhaps, than any other similar area in America.

The people who live here all year are definitely and actively interested in acquiring homes of their own, attractive homes in well kept neighborhoods, where their children may be in a proper environment, and where they have an unlimited opportunity of health and happiness.

Among the many thousands of people who come here for winter and summer vacations are hundreds who want to own their own homes in Southeast Florida. And among these are many score who are about to be retired on pensions for the remainder of their lives. Postal employes, railway employes, civil service workers generally who have reached retirement age are able to spend the rest of their days in the health-bringing, life-lengthening sun.

These people want to build their dream homes in a spot that is comfortable all year, where their children can visit them and, perhaps, join them in home-seeking enterprises on their own accounts.

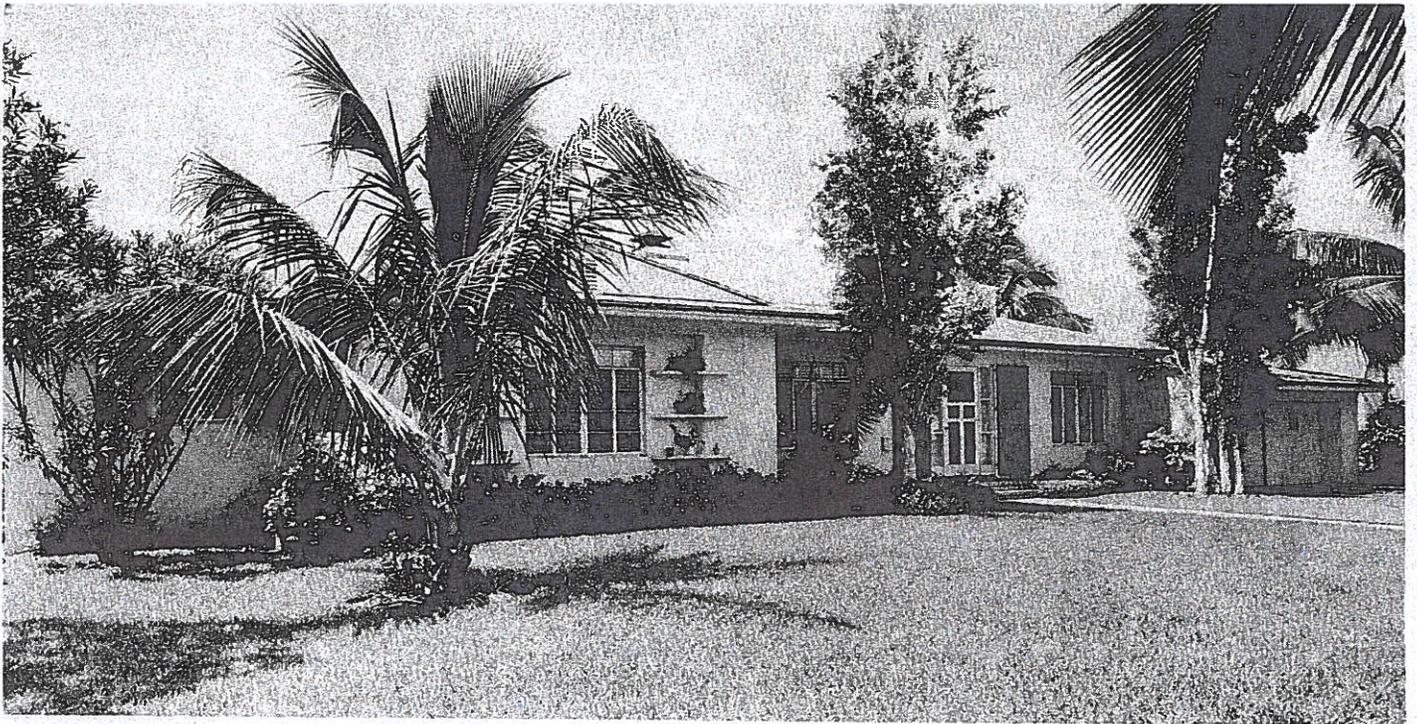
For the benefit of our home people and for the information and benefit of our friends in the North who want to live here, The Miami Herald has had prepared this Book of Homes, and dedicates it to home owners and home seekers.

Every conceivable problem that may arise in the construction, the location, the architecture, the financing of a home of your own is answered herein. Experts in all lines of endeavor that impinge in any degree upon the building and maintaining of a home have contributed of their knowledge to the store of information that awaits you.

If there should be questions in your mind that are not covered here, the Book of Homes Editor will be glad to seek the answers for you. Simply write him, enclosing self-addressed and stamped envelope, and he will supply whatever additional information you may need in your individual home problem.

In an effort to be helpful to those who seek to build their own homes to the end that the architecture, the location, the building itself, and the materials used shall be of the highest quality, The Miami Herald proudly presents its first annual

BOOK OF HOMES



RUSSELL T. PANCOAST, *Architect*

B. E. MEVERS, *Contractor*

Residence at
CORAL GABLES

MODERN FLORIDA-STYLE BUNGALOW

WHEN an architect is asked to describe a house, one of the first questions is always—"What is the style?" This house very definitely has style, but no precedent, and it would seem that the above name is as near as it might be described to give a comprehensive idea of its appearance.

The outside stucco walls are between a peach and a pink in color, relieved with white pilasters at the corners, and white woodwork, cornices and roof. The shutters at the main entrance and bedroom window are a grey blue.

The design of the facade is a simple expression of the plan, and depends on the simple low horizontal feeling for its success. The roof pitch is slight and the wide overhanging eaves accentuate the horizontality and at the same time have a practical value as a partial shelter for the windows.

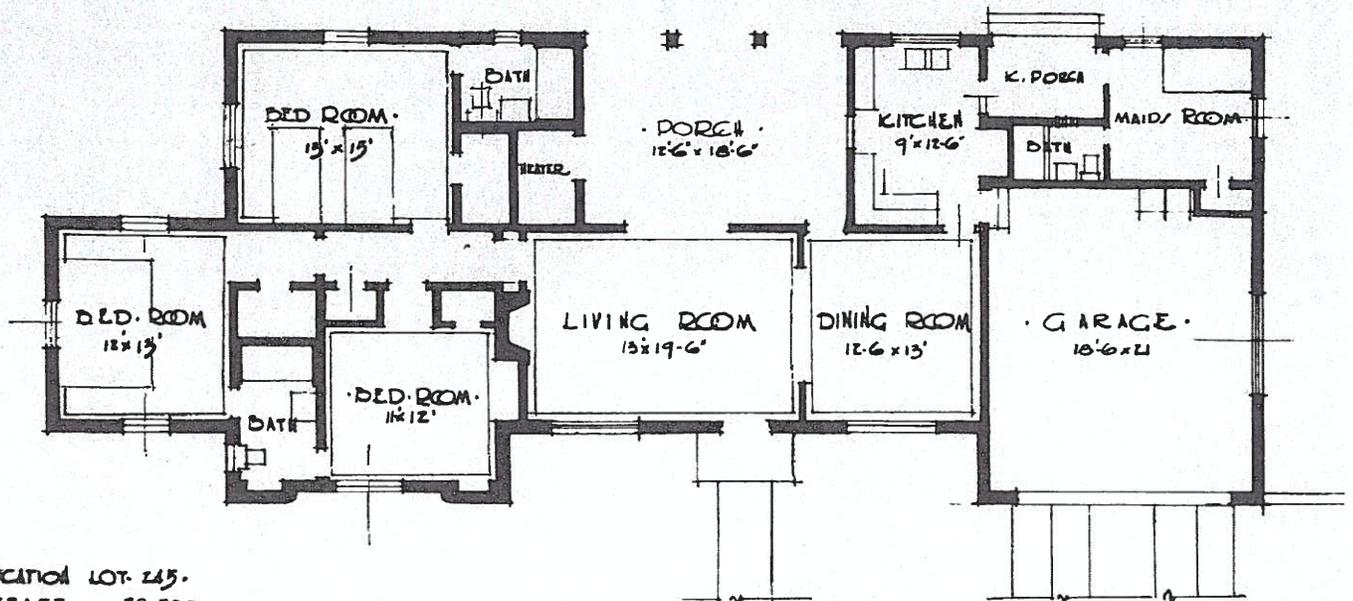
The house requires a wide lot and is planned to afford privacy to the rear yard.

The sketch of the plan explains the interior arrangement. The plan was determined on the basis of obtaining the best exposure for the maximum number of rooms using the minimum amount of hall space. A pantry has been eliminated for the sake of economy, but the kitchen is placed so that meals can easily be served in the Dining Room or the Porch.

The interior walls and ceilings are plastered with a very slight texture on the walls.

Floors of the bedrooms are clear oak. The Living Room and Dining Room have plank oak floors, the porch has a tile floor, while the kitchen floor is inlaid linoleum.

The walls of the Living Room are a cool green with an off white ceiling and woodwork, and the mantel has a built-in mirror treatment from the mantel top to the under side of the cornice.



LOCATION LOT 245.
 CUBAGE 28,500
 SQUARE ft 2,350

All of these features go to make up a moderate priced home that will make living in Florida the pleasant and happy life that it should be.

THIS HOME ERECTED FOR \$10,500 (NOT INCLUDING ARCHITECT'S SERVICES, LOT, OR LANDSCAPING).

CONSTRUCTION DETAILS and SUB-CONTRACTORS

Roofing.....	General Contractor	Cement Materials.....	Maule Industries
Plaster.....	General Contractor	Solar Heater.....	Beutel's Solar Heater, Inc.
Electric.....	Stone	Weatherstrip.....	Chamberlain Metal Weatherstrip Co., Incorporated
Plumbing.....	J. J. Crawford	Steel Sash.....	L. P. Ireland Co.
Flooring.....	D. E. Linaryd	Paint.....	Sunny South Paint Co.
Millwork.....	Renuart Lumber Co.	Mirrors and Glazing.....	French Mirror Plate Glass Co.
Materials.....	I. E. Schilling	Venetian Blinds.....	Sistrunk, Inc.
Hardware.....	Frank T. Budge Co.	Light Fixtures.....	Studio of Lighting, Inc.
Tile.....	East Coast Tile Co.		