



DESIGN THEORY 19

Residential + Commercial

Kitchen
+
Bath

Renovation
+
New Construction

*Luxury
Re-Design*

Whole Home
Remodel
Custom
Window Treatments

Design Theory 19 is a full service, multidisciplinary interior design firm located in Downtown Wausau, Wisconsin. The principle behind Design Theory 19 focuses on the fundamentals of architecture and interior design. With over a decade of experience in small to large scale projects, we craft unique spaces focusing on how clients see and perceive visual information. We separate ideas and style, taste and trend from universal principles of aesthetics that are common to every person.

We work alongside our local trades aiding in the selection of all interior finishes and accessories. No task is too big or too small and every task is met with the utmost attention to detail. Allow us to organize the chaos so you can enjoy the building process knowing it was designed specifically for you. We treat all projects from new construction to complete remodels to decorating and styling with the same level of customization and enthusiasm. We take pride in our ability to identify the most finite of details which truly enhance any design. We work with you to cultivate your brand and have a positive impact in your community. If you are looking for a team who puts your best foot forward, you've come to the right place.



5 Things that get overlooked in the construction & remodeling process

Window treatments - A great way to add that fully finished look in your home is with window shades & drapes. Not only do they add an aesthetic value, window shades can improve your home's efficiency. With many options of shade types and colors, the options are endless. Consider motorization to control your shades with ease.

Home Automation - As our world becomes more connected with technology so do elements in our home. With Google Home & Alexa compatibility you can control your home with your voice.

Lighting - When selecting light fixtures aesthetics are key but so are the main function of them. The three lighting types are ambient/ general which can include can lights and chandeliers, task which include under cabinet lighting or a reading light, and accent which include sconces or a spotlight for artwork. Think how you can integrate them in your home with dimmers to control their brightness.

Durability of materials - No product is "Life Proof", but some do perform better than others. A home's flooring takes the brunt of all beatings. There are pros and cons to all of them so reviewing and understanding them is key to insure you get the right product for your lifestyle.

Less is more - When selecting accessories for your home it is easy to quickly fill spaces. Every wall and shelf doesn't need art or accessories. Finding the balance between positive and negative space is key to allow your eyes to rest and not be overwhelmed. Be sure to leave space for growth and taste changes as well.



Mindy Hoppe
Owner/Principal Designer
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About the Region

Housing in Marathon County:

Persons per household: 2.42

Population density per square mile: 89.3

Median age of resident: 40.8

Mean travel time to work (minutes): 19.3

Cost of living index: 84.7 (89.9 is the state average, 100 is the national average)

Median household income: \$74,050

Median home ownership cost per month: \$1,325

Median gross rent per month: \$829

Median value of owner-occupied homes: \$161,500

Percentage of residents that rent: 28.9%

County tax rates: MarathonCounty.gov/services/property-land-information/property-taxes/tax-rates-ratios

More on communities, schools, jobs and rentals: GreaterWausau.org

Source:
United States Census Bureau, the Federal Reserve, BestPlaces.net



**JOIN. CONNECT.
BELONG.**





Schofield

715-359-5230 | cityofschofield.org

Population: 2,155

The City of Schofield is a vibrant and serene community nestled alongside the Eau Claire River and Lake Wausau, just south of Wausau. With a population of 2,155, the community takes pride in its peaceful and inclusive environment.

Schofield boasts a successful Business Park, and for visitors, Grand Avenue and Schofield Avenue present an array of specialty stores, restaurants and cozy lodging options.

One of the community's gems is the picturesque Brooks and Ross Dam. There are a pair of boat landings nearby, offering easy access for canoes, kayaks and excellent opportunities for those hoping to catch walleye, musky and panfish.

Major employers: Crystal Finishing Systems, Gordon Aluminum, Greenheck Fan Corporation and Merrill Steel

Schools: St. Peters and DC Everest School District

Parks: This community offers four neighborhood parks: Spring Street Park, Radtke Park, Schofield Park and Grace Street Park.



Welcome Home!



HARVEY SIERK

REALTORS



 KAREN HARVEY	715.571.0027	 TEAM@HARVEYSIERK.COM
BRAD HARVEY	715.571.2706	 HARVEYSIERK.COM
MALLORY SIERK	715.571.0808	



YOUR RELOCATION SPECIALISTS SERVING THE WAUSAU AREA



Wausau

715-261-6500 | wausauwi.gov

Population: 39,575

Wausau is the employment, transportation, healthcare and cultural hub of the Central Wisconsin. Wausau is proud of a vibrant downtown, outstanding local arts scene, proud local businesses, and a growing urban waterfront along the Wisconsin River.

Wausau has a long tradition of successful public-private partnerships for development which has leveraged significant investment and redevelopment within the City, including consecutive record years for new construction in 2020 and 2021.

Wausau boasts the most diverse housing choices in the region, from mansions in the nationally-registered historic districts to new scenic subdivisions and modern, urban multifamily townhomes. The Live It Up program offers down payment assistance for qualified individuals.

Major employers: Aspirus, Kolbe & Kolbe Millwork, UMR, Marathon Electric, North Central Health Care, Marshfield Clinic, Wausau

Window & Wall Systems and Northcentral Technical College

Schools: The Wausau School District operates nine elementary schools and a pair of high schools in the city. Faith Christian Academy, Trinity Lutheran School, Wausau Area Montessori School and Newman Catholic Schools are also located in Wausau.

Parks: The city offers the award-winning 400 Block and Riverlife Park, along with three renovated neighborhood pools totaling 27 city and neighborhood parks and over 7 miles of River's Edge Trail along the Wisconsin River.



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Connie Schulz | Assembly Foreperson | 37 Years of Experience

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IRONBULL™

A 501(c)(3) charitable organization that promotes outdoor adventure sports in Central Wisconsin to drive economic development, benefit community organizations and promote healthy living.

2023-2024 EVENTS:



RIB MOUNTAIN ADVENTURE CHALLENGE | May 25, 2024



FREE!

ESSENTIAL GRAVEL BIKE | June 1-16, 2024



NEW! MIDWEST BIKEPACKING SUMMIT | September 7-9, 2023



FREE!

TTT GRAVEL BIKE | June 2024



ULTRA TRAIL | September 30, 2023
plus free kids run



SOLSTICE SUMMIT | June 2024
plus free kids run



UNDERDOWN TRAIL RUN & BIKE | August 2024



RED GRANITE GRINDER | October 14, 2023
plus free kids ride

Sponsored in part by the City of Wausau Room Tax

Follow **IRONBULL** on Facebook or visit IRONBULL.org for additional free events!