

RESIDENTIAL INTERIOR

\$250-\$500K

Cottage remodel backed by
intentionality and timeless design

JOB COST: 498,400K

8 MONTHS OF RENOVATION



Introducing, Hickory Home



This 1800s home, rich with generations of memories and layered with additions over time, was ready to welcome its next chapter. The new generation envisioned a home that honored its history while adapting to modern living.

Our goal was to improve functionality for decades to come, while preserving and building upon the charm and character that defined the residence.

The remodel included a thoughtful kitchen addition, a reimagined front entry with adjacent modifications, and a complete second-floor tear-out that introduced a major structural challenge.

The result is a home that balances heritage and innovation — a place where timeless character and modern comfort coexist.







1st floor

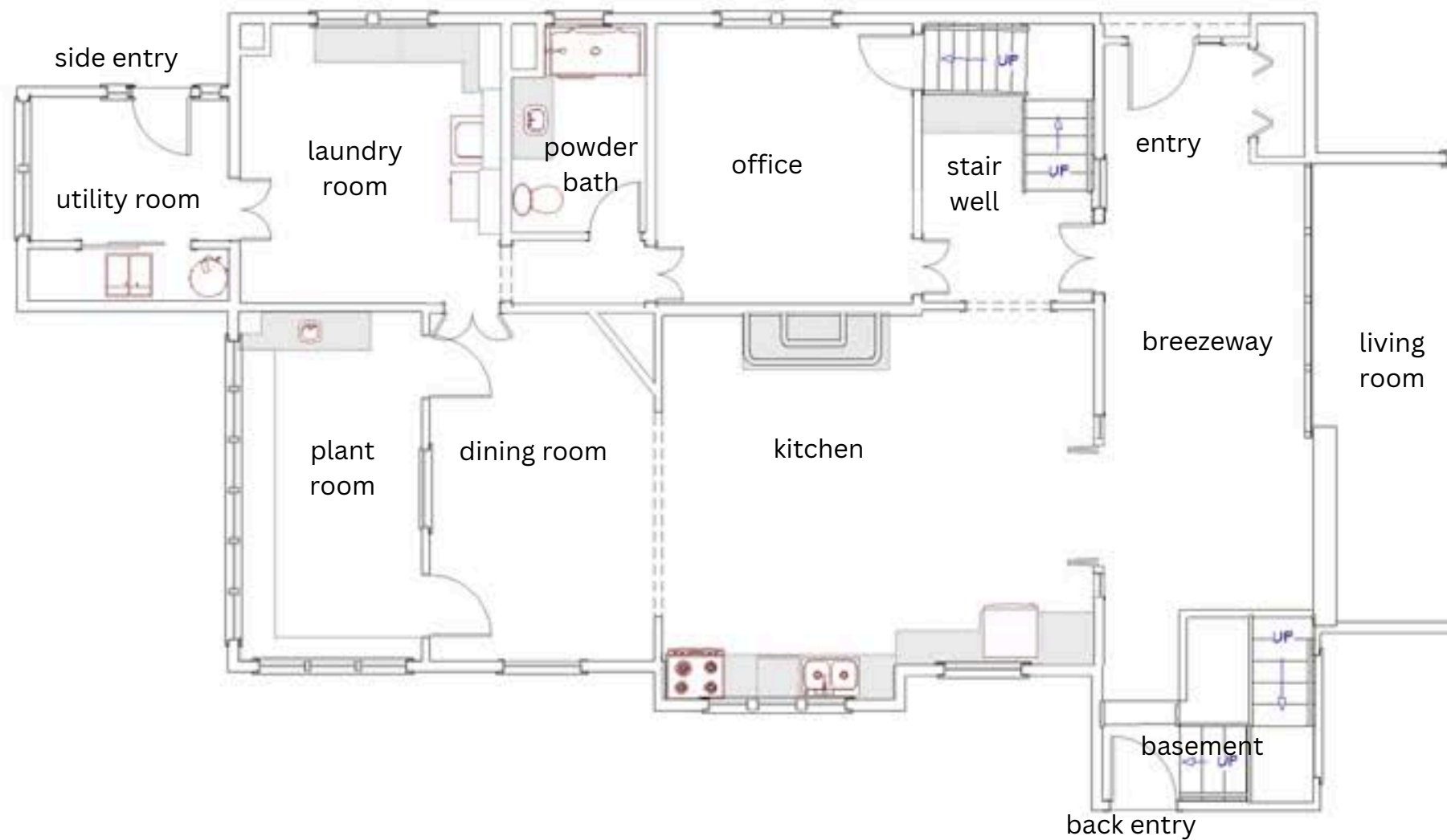
Client Asks:

- Intentional entry with storage
- Office space for two
- Laundry/mudroom combo
- Large kitchen
- Reuse of materials
- Character + Charm paired with timeless design
- Air Conditioning

Deliverables

- The former office was transformed into a new entry, centered from the exterior beneath the gable, creating a proper foyer with two closets and space for a console table, while maintaining the side entrance for flexibility.
- The plant room was reimagined as a moody, inspiring, nature-filled office.
- Existing laundry cabinets were preserved, with the addition of custom mudroom built-ins for storage.
- A grand kitchen addition established the true heart of the home.
- The reuse and preservation of materials became a unifying theme, showcasing craftsmanship and sustainability.
- Curves, textures, and a balance of neutrals with playful colors created timeless design, and aesthetic harmony.
- Mini-splits were added to the living areas.

existing



proposed





Side note: After the project, the homeowner chose to repaint the exterior, adding a warm cottage contrast.



before

The existing front entrance felt distant from the driveway. By *repurposing* the former office, the new entry was centered beneath the gable, creating a proper foyer that gave a sense of arrival. This repositioning not only improved *functionality* and *flow* but also enhanced the home's aesthetic and architecture *balance*.

The pair of windows that were centered under the gable were *strategically* relocated beneath the existing header of the former entry, an *innovative solution* that avoided reframing.

The redefined corner off the breezeway was *intentionally* delineated, *planning ahead* for flexible future uses such as a breakfast nook, library, or dry bar.

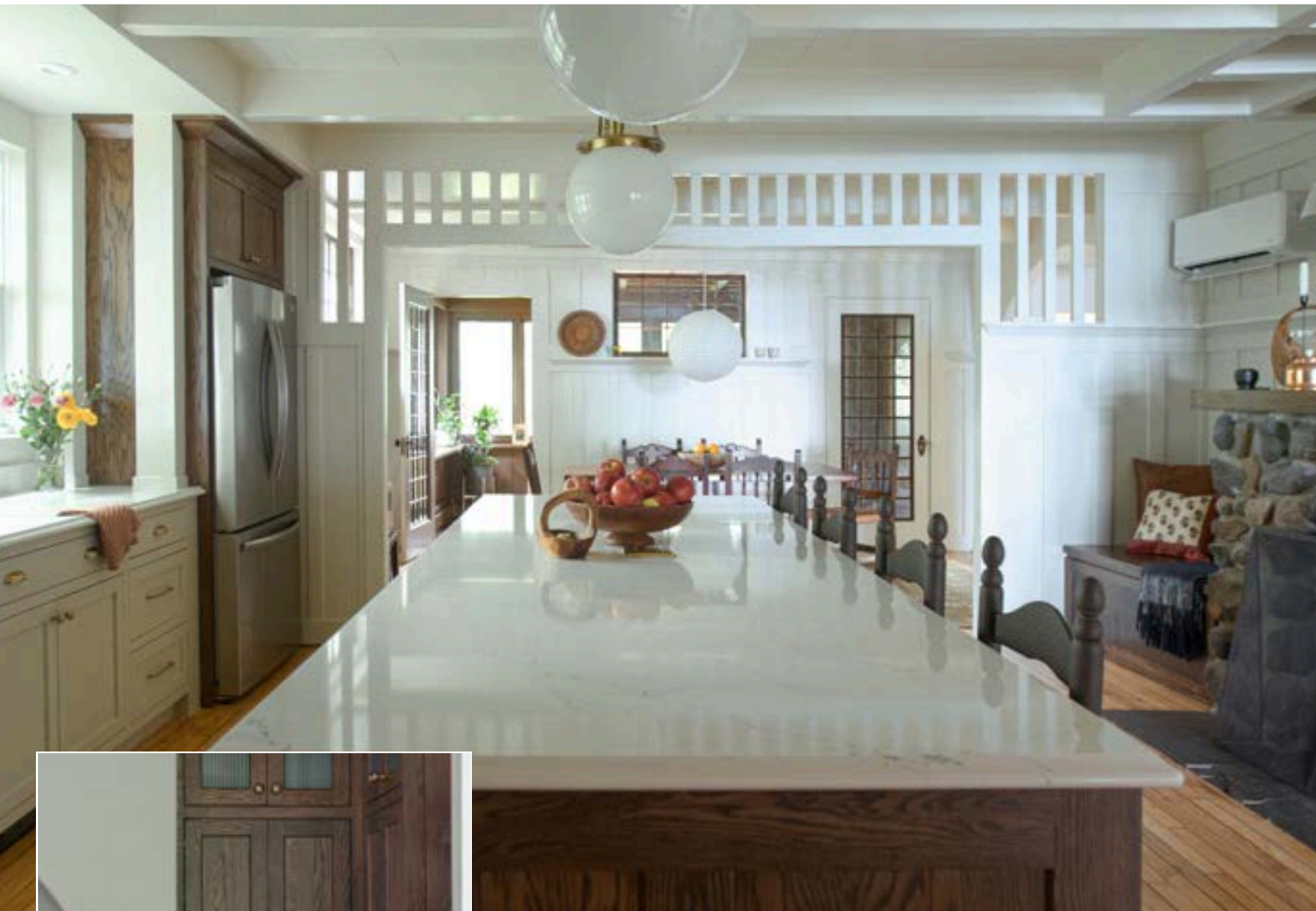




exterior

interior





What was once a dim one-wall kitchen with minimal storage has been reimagined into a highly *functional* space.

The Cambria backsplash and hood create a striking focal point, complemented by a Devol faucet, brass accents, and ribbed glass that introduce organic texture and warmth to complete the design.



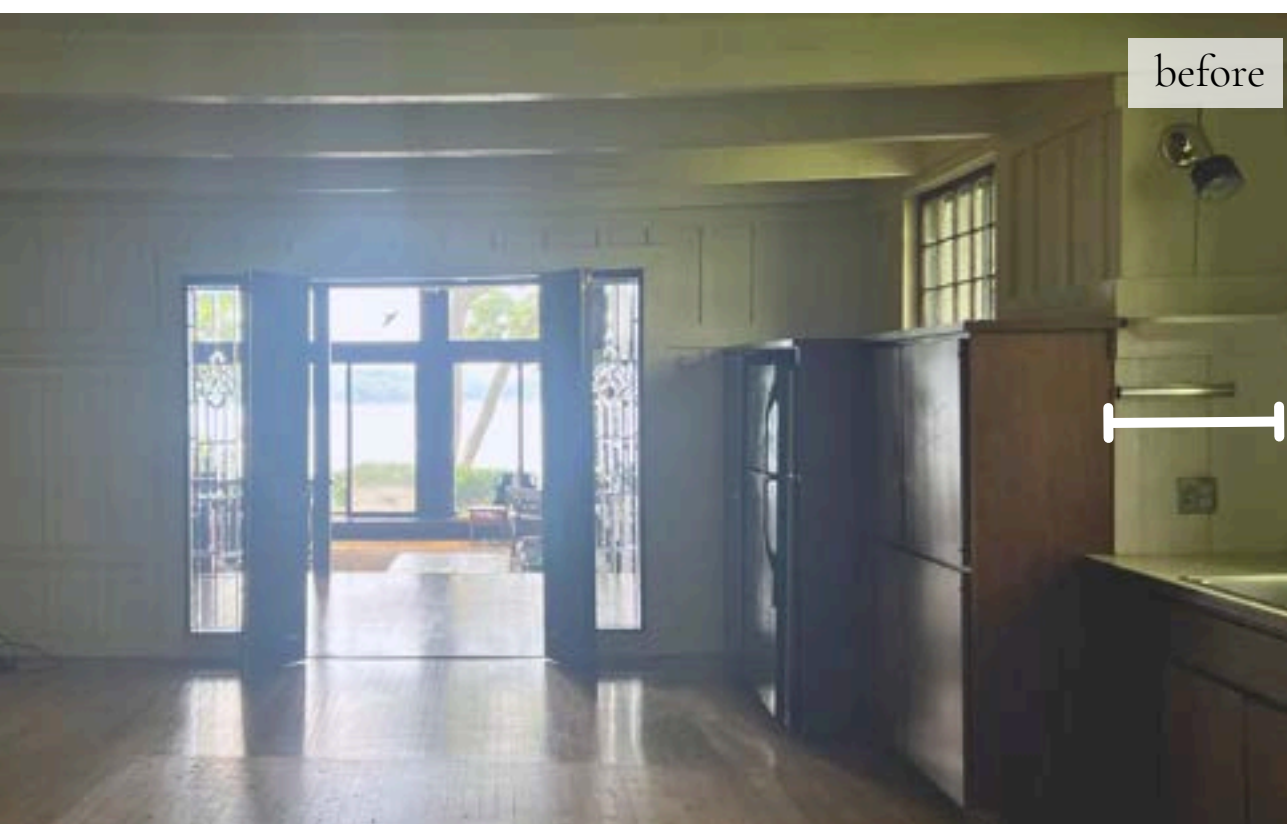
New appliances—including a custom panel dishwasher—enhance performance, complemented by *layered lighting* from pendants, sconces, and subtle task fixtures.

An L-shaped layout with a dual-sided island and generous walkways creates both *flow and efficiency*, while the two-toned *inset* cabinetry provides striking *contrast*, connecting seamlessly into the home's existing dark wood elements.





In the kitchen, a restrictive jog prevented a linear cabinet run; this was resolved through a small addition and a doorway relocation, allowing for a functional L-shaped kitchen that embraced the cozy fireplace that was in the kitchen.



before



before

Our kitchen addition bumps this area back to be flush with the kitchen sink wall.



before



before



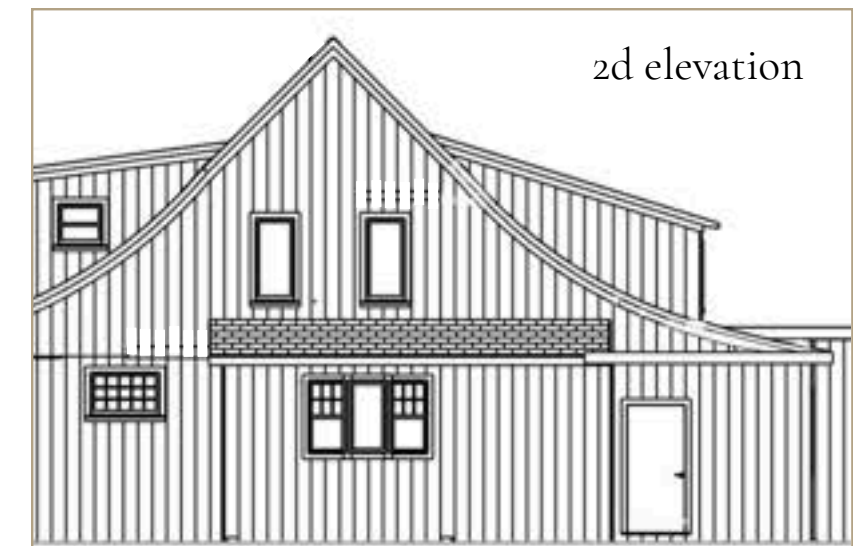
Bump out floor framing



after



before



2d elevation



3d elevation

The new kitchen bump-out tied into an existing bump out corner that had been deteriorating over time and was inadequate to carry its own weight, let alone additional load. To *correct* this, we installed a new footing and a foundation wall to restore structural *integrity*. We had to temporarily shore up with house in the crawl space so we could dismantle a corner of the foundation and rebuild it. In keeping with our *commitment to reuse*, the weathered cedar boards were salvaged, and new cedar was integrated in and will naturally weather over time.





finished result

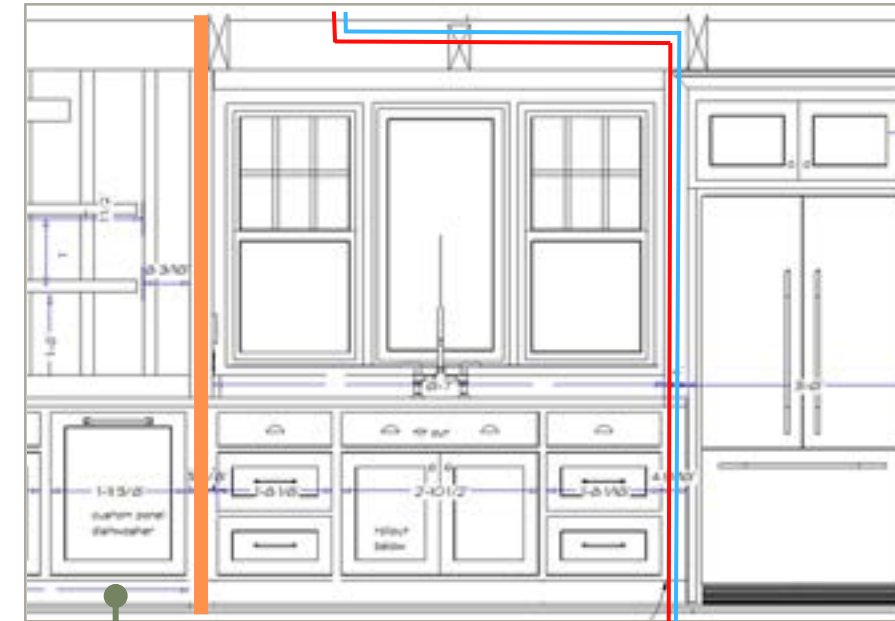


constructing

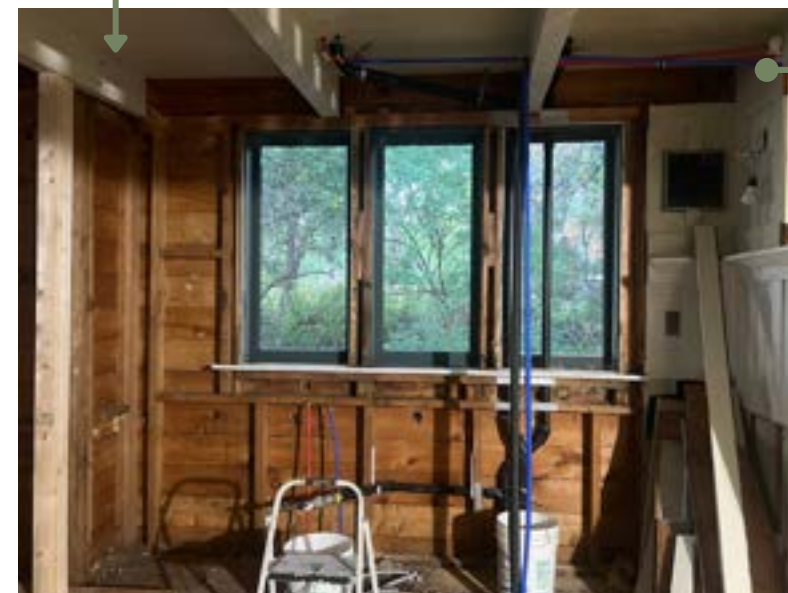


inspo

These niches were *handcrafted* in our shop and placed on each side of the range hood enclosure. The new beadboard backing precisely matches the cabinetry while *echoing* the beadboard detailing found throughout the home. Outlets were *discreetly placed* on the inner sides of each niche, keeping them *accessible* yet out of sight.

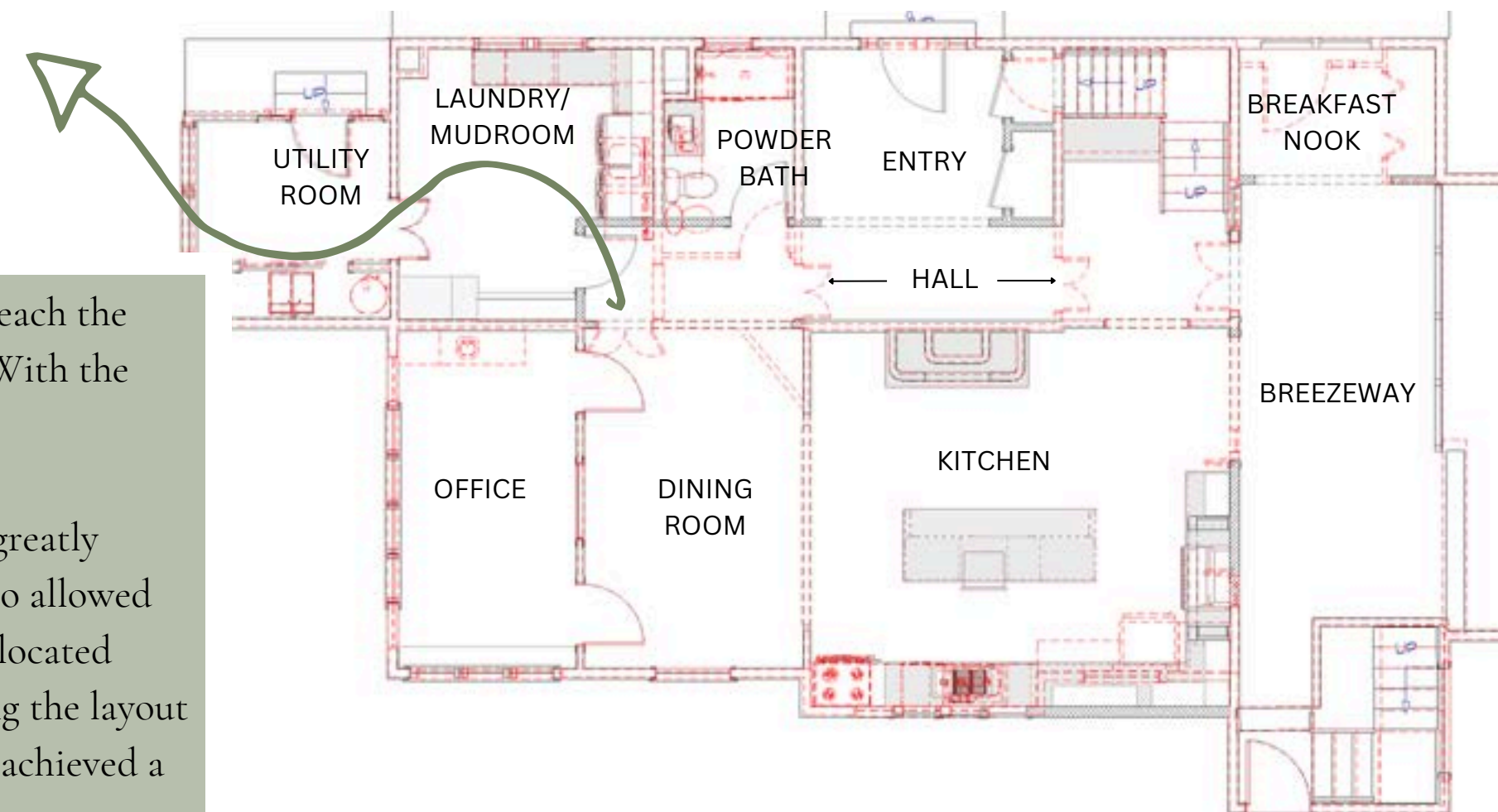
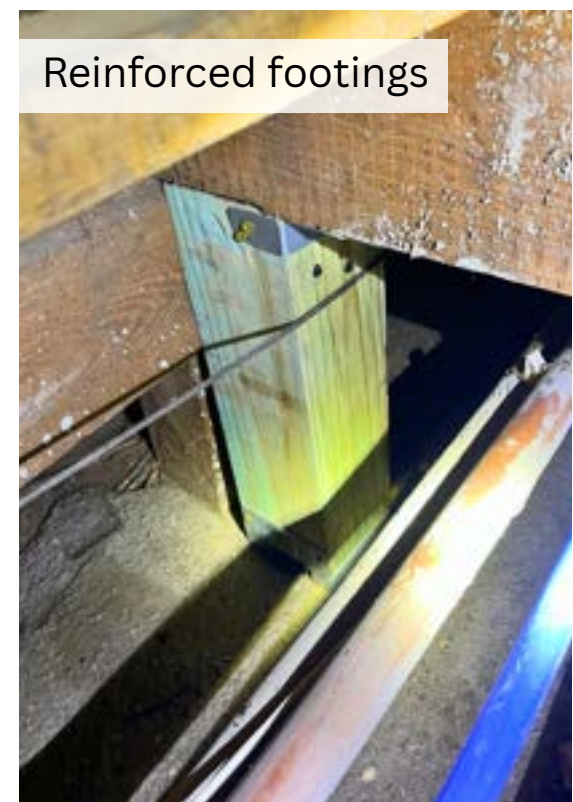


- plumbing
- plumbing
- structural framing



before

In the kitchen, a structural post descended directly into the space, accompanied by plumbing lines above the sink and opposite the post. To resolve this, the plumbing was encased within a faux post, while two additional posts—one behind the structural post and one behind the faux post—were introduced for balance. A soffit was introduced along the cabinet perimeter, resolving the plumbing line challenge while giving the cabinetry a clean termination point as there were beams running the length of the kitchen. What began as a constraint became an opportunity for innovation, transformed into a feature that feels intentional, serving both functional and aesthetic purposes while concealing the hidden utilities.



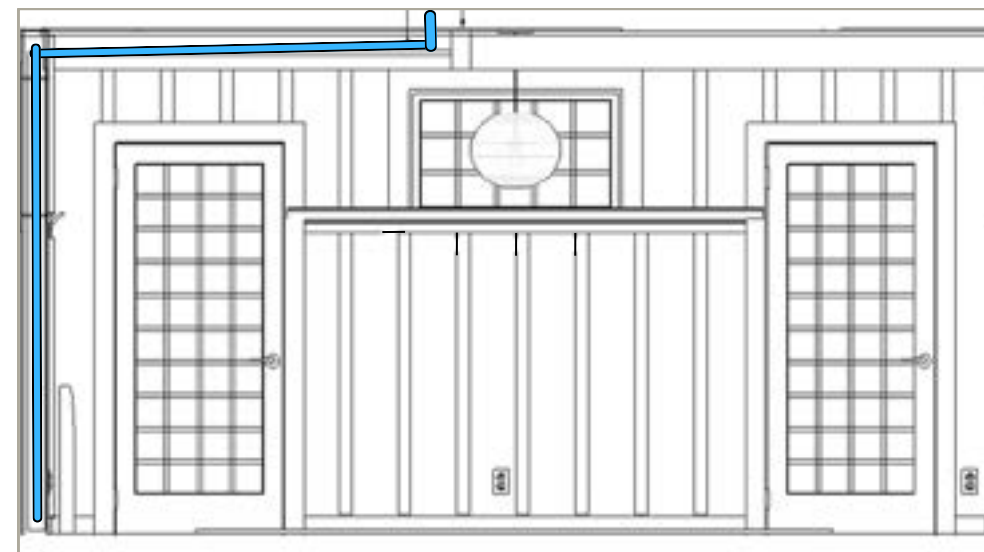
The original flow of the home had a few downsides: guests had to pass through the laundry room to reach the powder bath, and carrying groceries into the kitchen meant navigating a series of narrow doorways. With the new entry location, entering the social areas would have felt closed off.

The reconfigured layout introduces a hallway that extends from the laundry room to the breezeway, greatly improving the *traffic flow*. Opening this hall not only enhanced *accessibility* to the powder bath but also allowed the laundry/mudroom to remain a *defined space*, while creating *clear sightlines* to the new entry. The relocated entry is framed by a wide arch that *echoes* the dining room opening, providing *visual continuity*. Solving the layout issues by opening the load-bearing wall and reinforcing the two small footings in the crawl space, we achieved a *beautifully crafted doorway* that now serves *both* the dining room and adjacent spaces.



exposed piping

Exposed beam ceiling construction presented a challenge for concealing plumbing, and electrical systems. Since dropping into the joist bay was unavoidable, we *designed* a beam + soffit, finished in matching materials to *blend* seamlessly with the space.

 plumbing

concealed piping



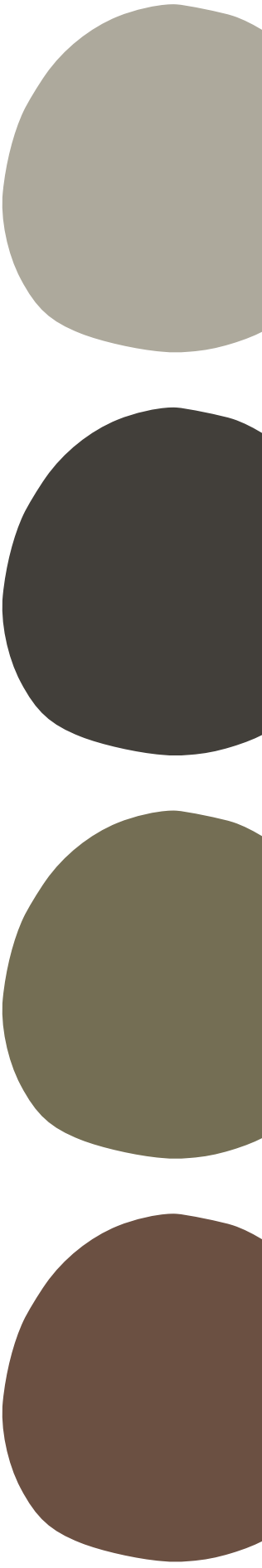
When removing the carpet, we revealed hidden water damage and a compromised joist that had been cut for piping, which led to the noticeable sagging. This was *remedied* by replacing the joist in whole and all the water damaged members.



Current State:
Outdated + carpeted.

Client Asks: Textural and Moody. Reuse material. Rework if needed.

- ✓ New tile + paint gave this bath new life.
- ✓ Condensed footprint to serve other areas.
- ✓ New finishes and fixtures working hand in hand with existing materials.



Current State: wood paneled, run down lighting, decked out in shelving

Client Asks: Color drenched, updated lighting, remove unnecessary shelving and plumbing

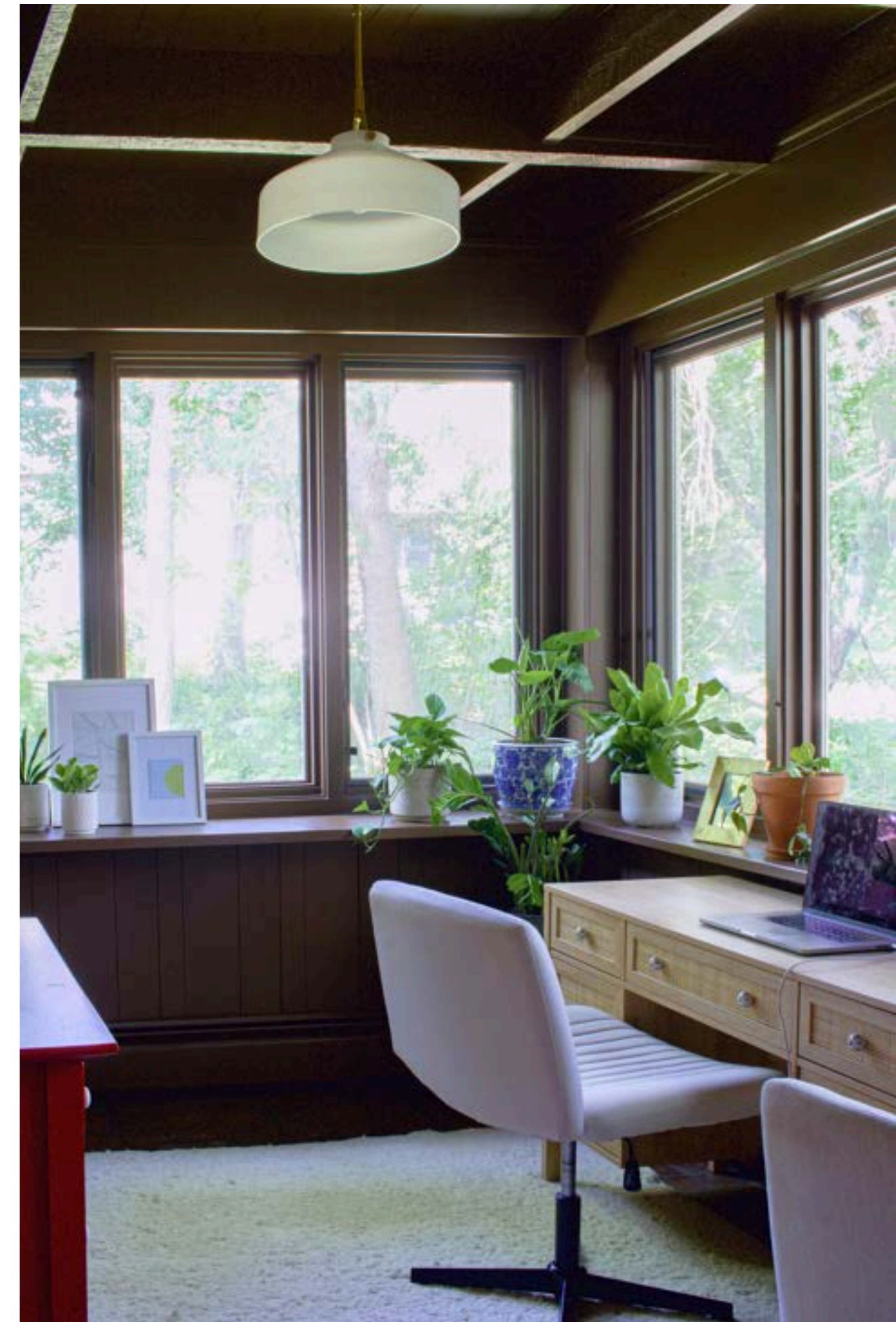
- ✓ Rich brown color drench - cozy office
- ✓ Removed all shelving but the bottom level
- ✓ Installed two new pendants
- ✓ Plumbing removed

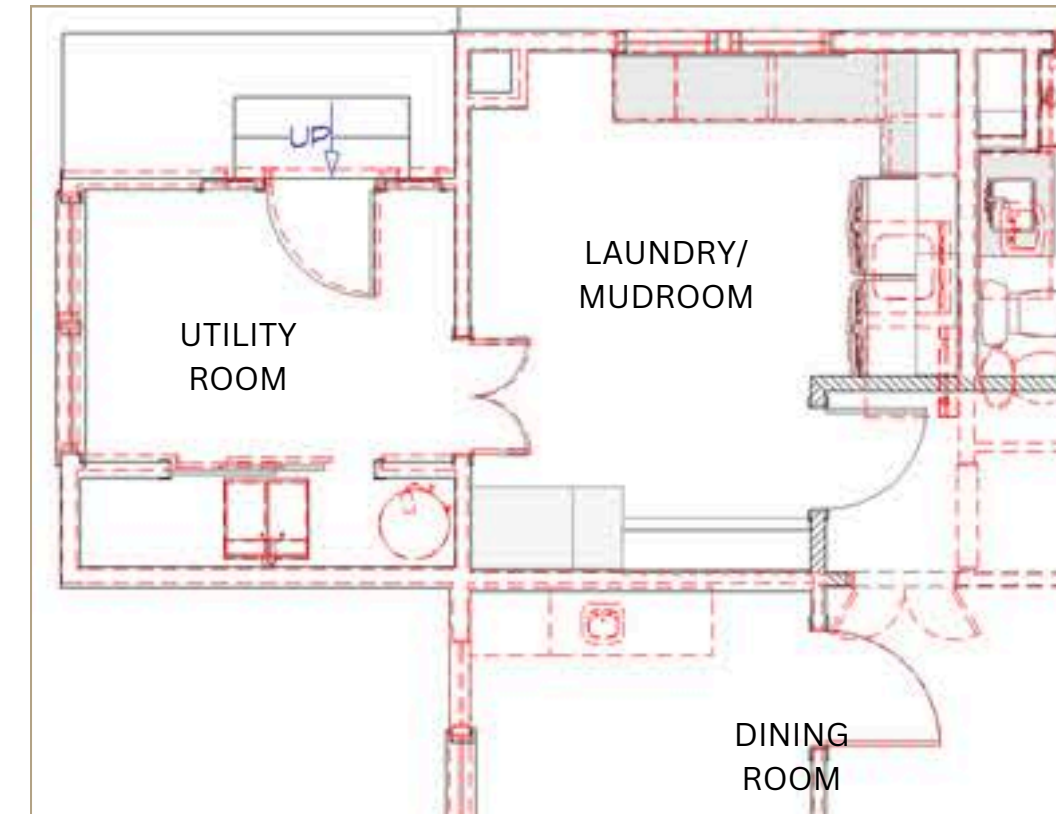


before



before

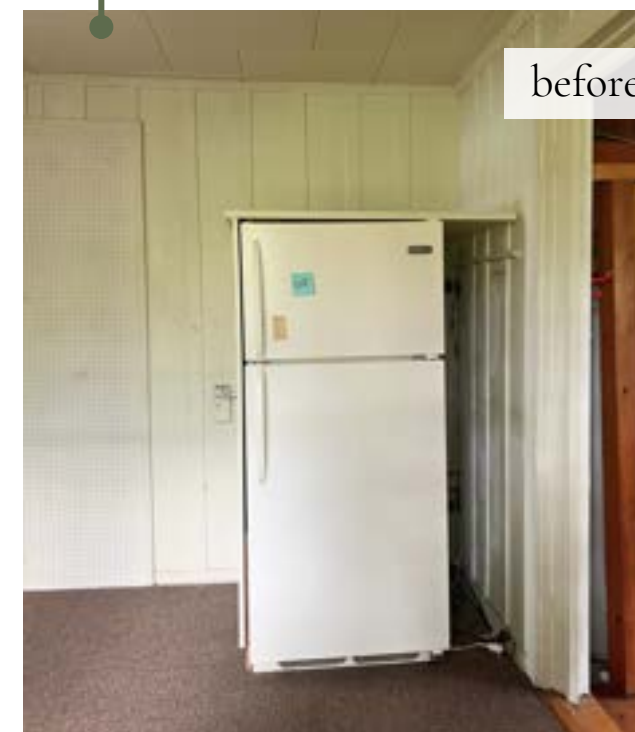
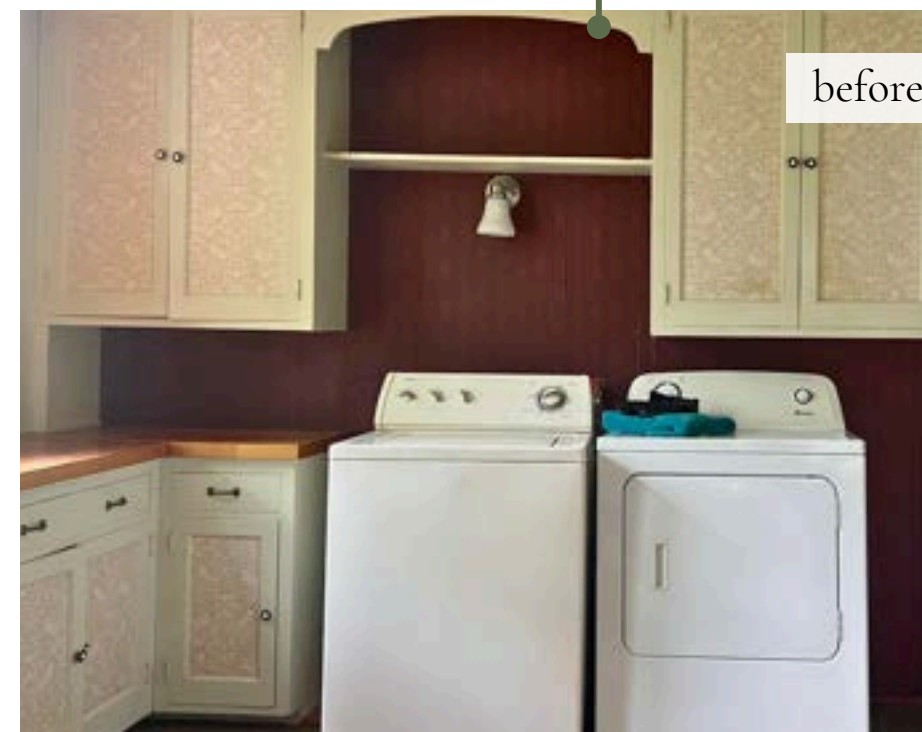




Current State: Poorly painted/wallpaper cabinets + walls, outdated, carpeted, + drop ceiling

Client Asks: Reuse Cabinets, add mudroom storage, new flooring, lighting, new ceiling, and countertop refinishing.

- ✓ Repainted cabinets and reuses existing hardware.
- ✓ Upgraded flooring with durable tile.
- ✓ Mudroom cabinetry, bench, and lighting added.
- ✓ Drywalled ceiling



Cabinet to Ceiling Gap

Gap Solution



This crown molding was designed to *echo* the plate rail that encircles the living spaces, a detail replicated in the kitchen cabinetry as well, establishing a sense of *rhythm* throughout the home.



In the laundry room, the original uneven floors and ceilings made installing full-height cabinetry a *challenge*. When the ceiling misalignment became evident late in installation, we *resolved* it by feathering the ceiling to create a clean, gradual transition that aligned with the cabinetry.

2nd floor

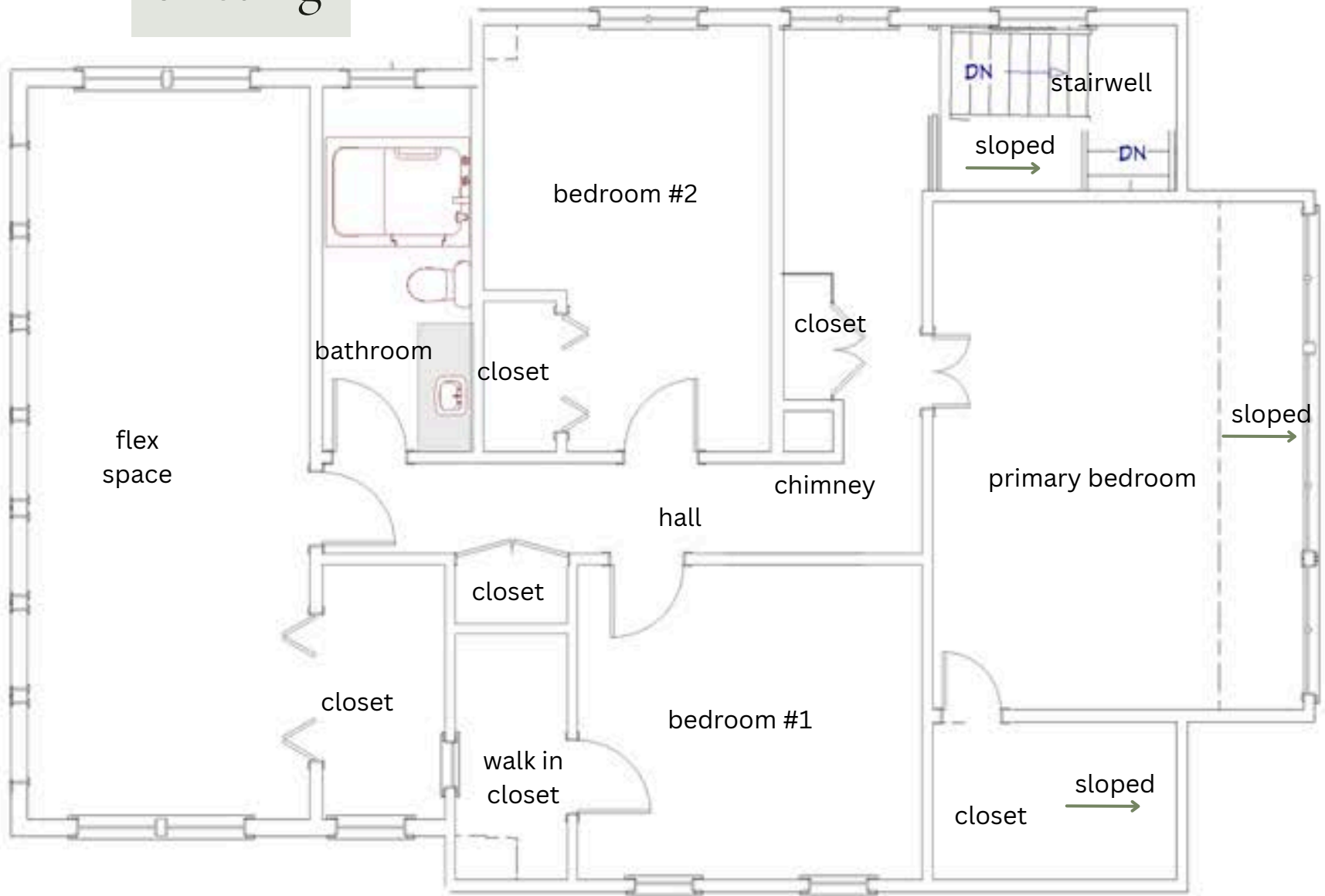
Client Asks:

- Primary Suite: Large closet, and bathroom
- 2 bedrooms with closets
- Shared bathroom with storage
- Air Conditioning

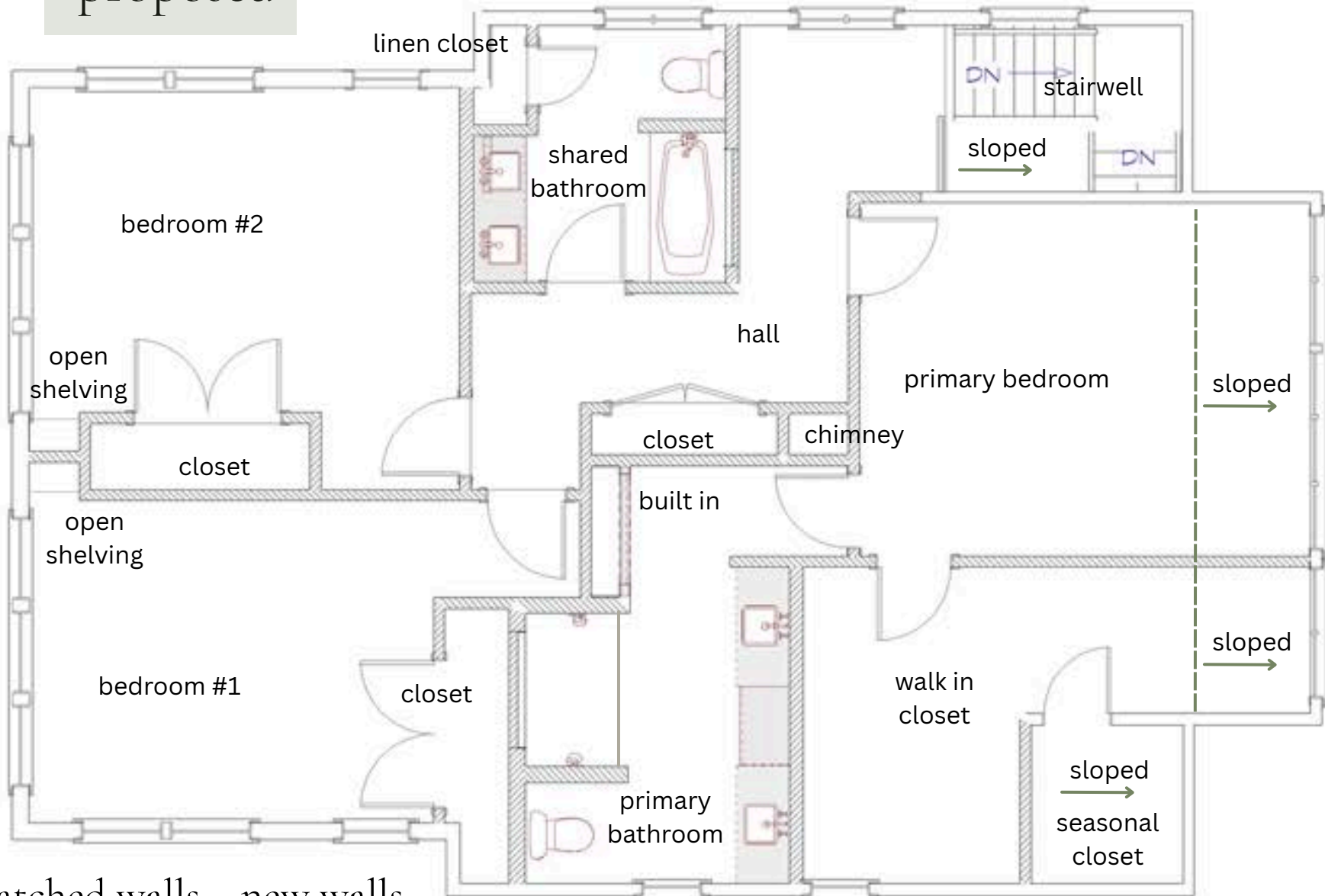
Deliverables:

- The long and sloped primary bedroom was extended toward the chimney for better proportion, while a clever *solution* at the window mullion *enabled* us to add a wall and expand the closet. The sloped area of the old closet was *converted* into practical seasonal storage. The newly designed bathroom includes all the essentials and more!
- On the opposite side, another elongated room was *modified and divided* into two.
- The shared bathroom was relocated and now includes a linen closet.
- Mini-splits were added to *all* bedrooms.

existing



proposed

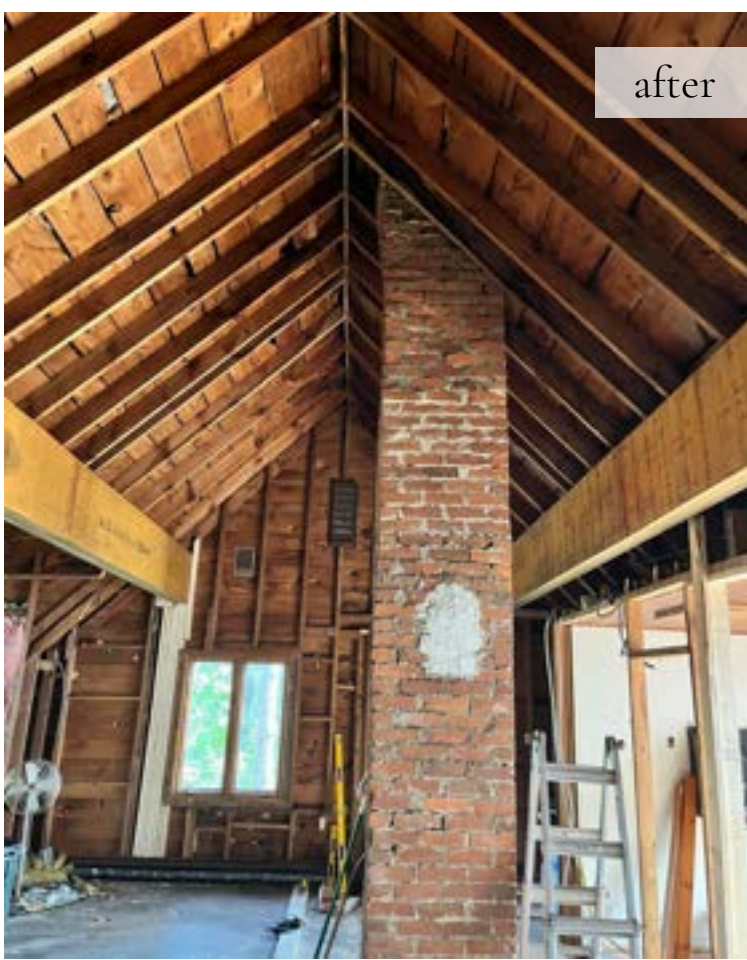


hatched walls = new walls

Upstairs, the original footprint of long, narrow rooms with one shared bath did not serve the clients lifestyle. Meeting the clients' wishes required major structural *interventions* that redistributed loads to the foundation. Since the existing walls carrying the roof load could not remain in the new layout, we installed two beams spanning the width of the structure. As the structural load was carried down to the foundation, one path intersected at the kitchen countertop, where it was transformed into both a necessary support and a *purposeful* architectural feature, discussed on page 9.



Roofs bears down on these supporting walls



New beams spanning from side to side



North Side: Load path (kitchen)



North Side: Load path (dining)



South Side: Load path (entry)

PRIMARY BEDROOM BEFORE + AFTERS: IMPROVED FUNCTIONALITY + AESTHETICS



Current State: long and narrow. Small underutilized closet.

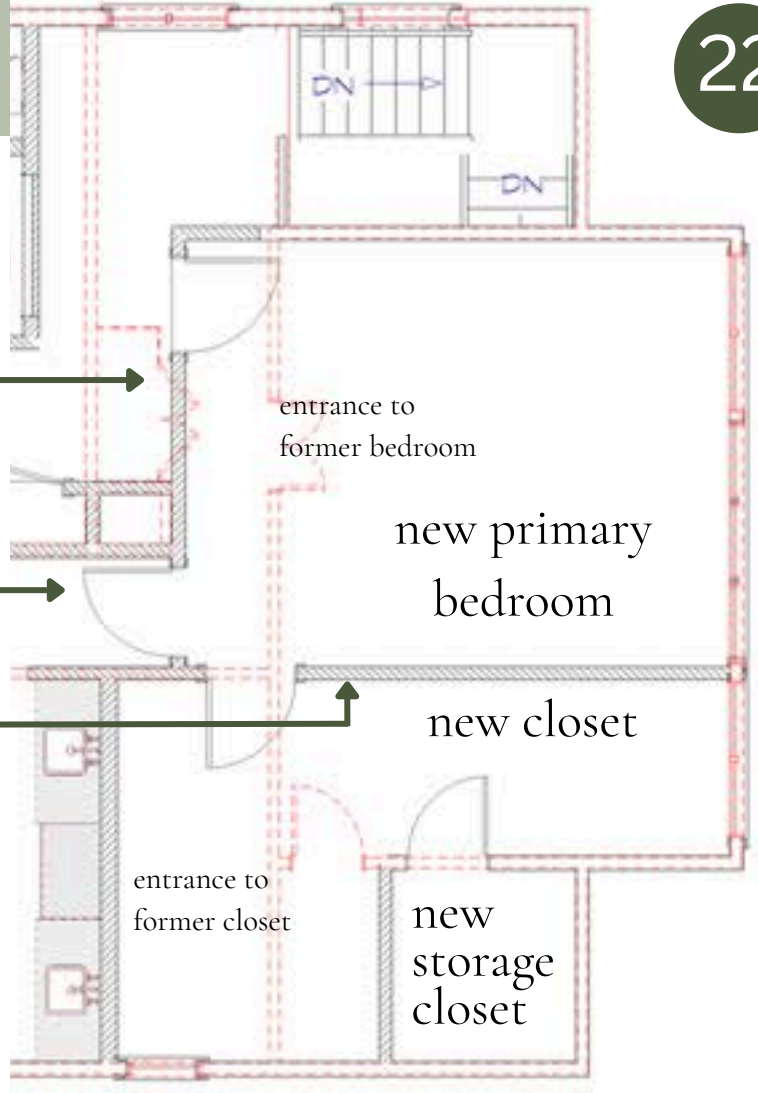


Client Asks: bedroom wide enough for a king bed and a bigger closet



✓ Divided the room = more closet space
✓ Pushed the side wall out = wider bedroom

new wall to widen bedroom
entrance to primary bath
new wall to increase closet space

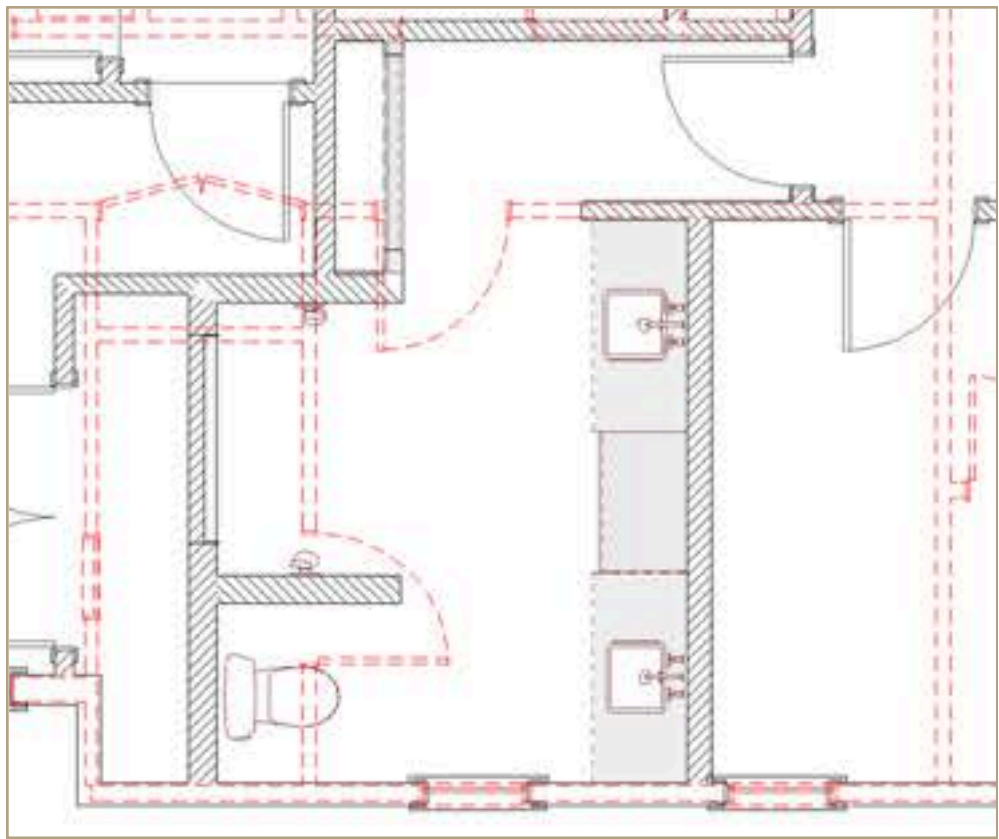


Storage room to maximize the low roof slope

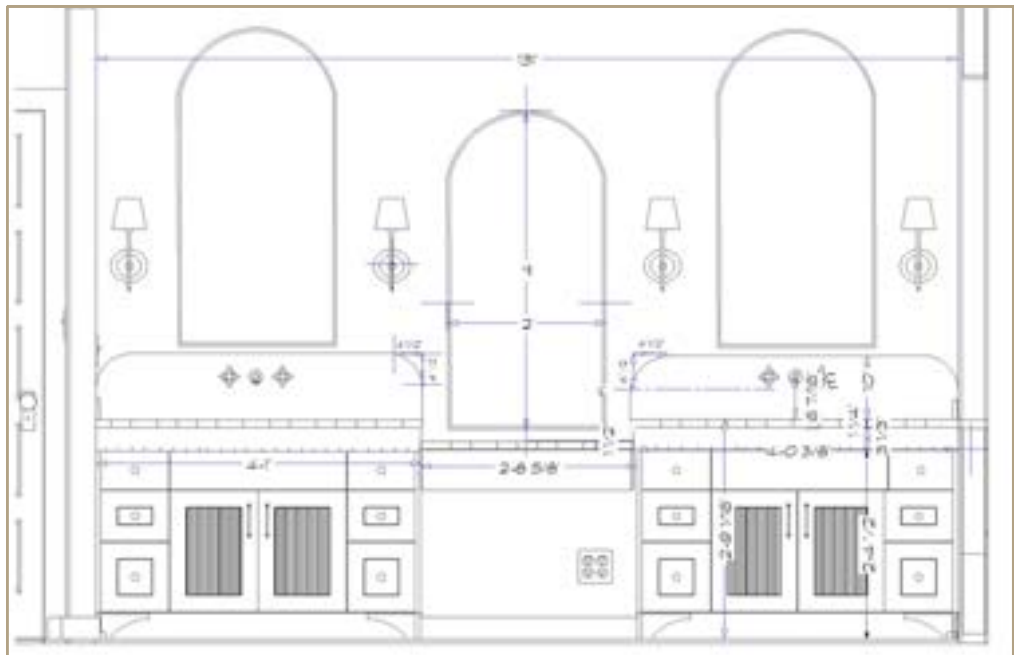
Current State: There was no bath, however it was a carpeted, paneled bedroom.

Client Asks: Ensuite bath, storage, + a desk

- ✓ Double vanity, integrated desk, and built in storage
- ✓ Double shower head and a toilet behind a privacy wall.



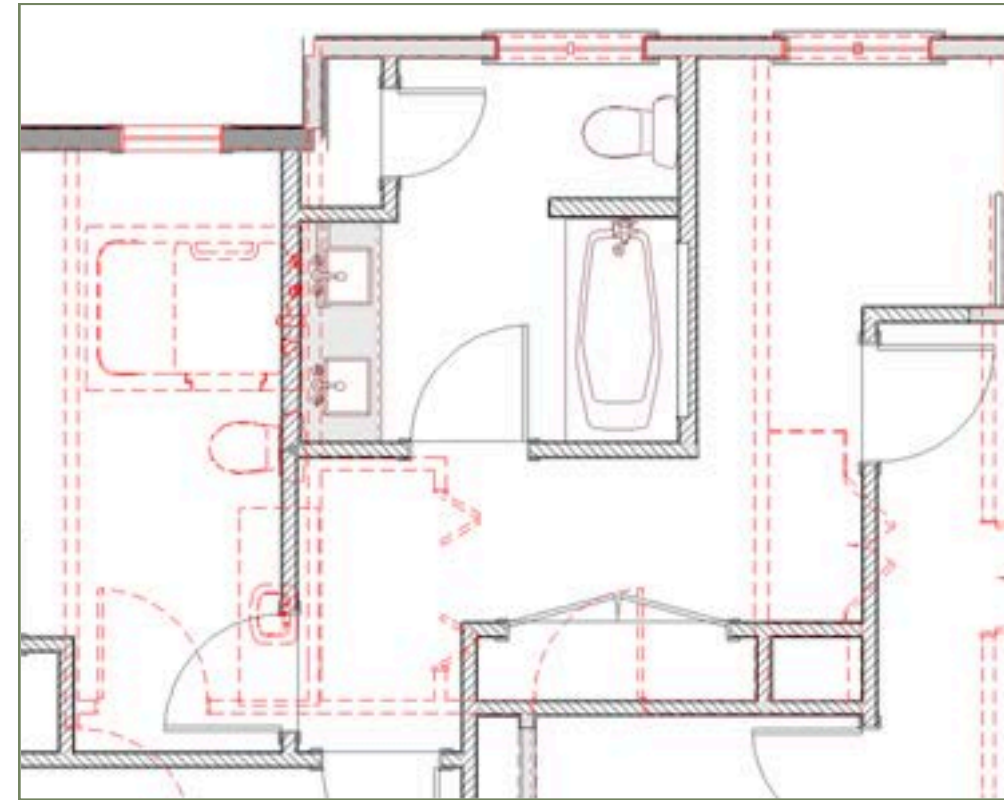
new wall splitting some of the former bedroom for the primary closet + some for the primary bath



Current State: unused jacuzzi, linoleum, outdated fixtures

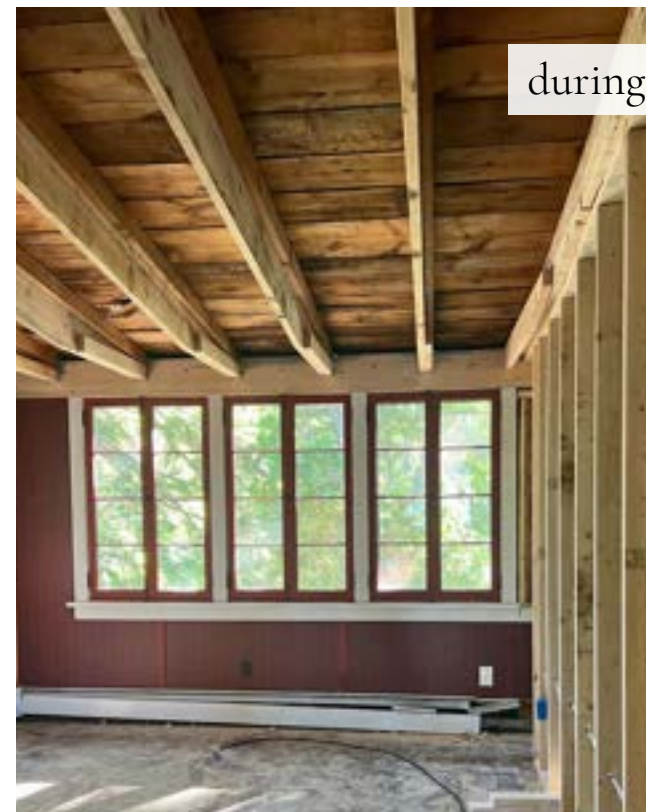
Client Asks: Relocation, linen closet, double vanity, shower + tub.

- ✓ Moody bath to echo the downstairs bath
- ✓ Tiled Shower with a soaker tub
- ✓ Double vanity with sconces





before



during



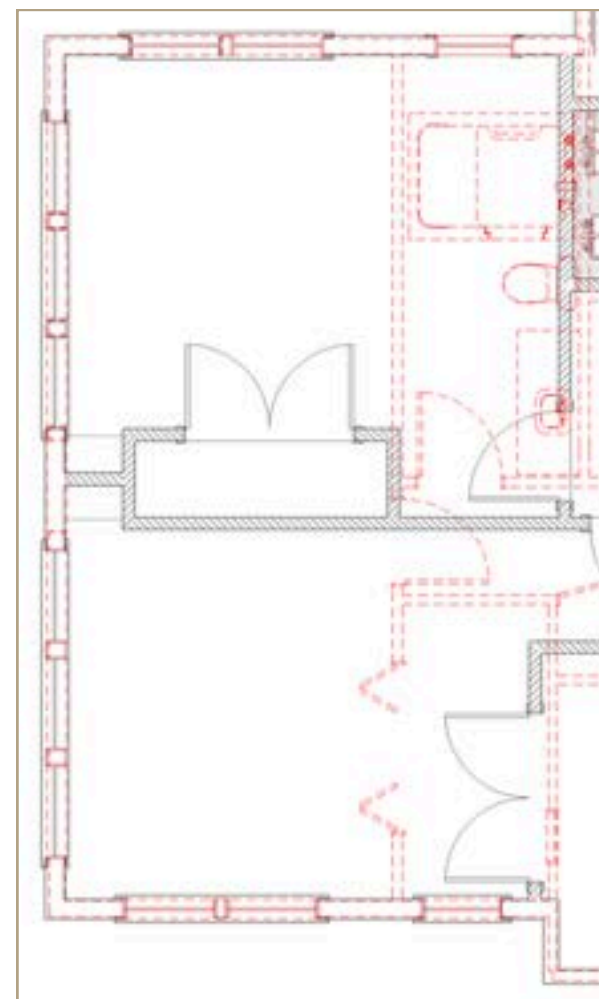
after



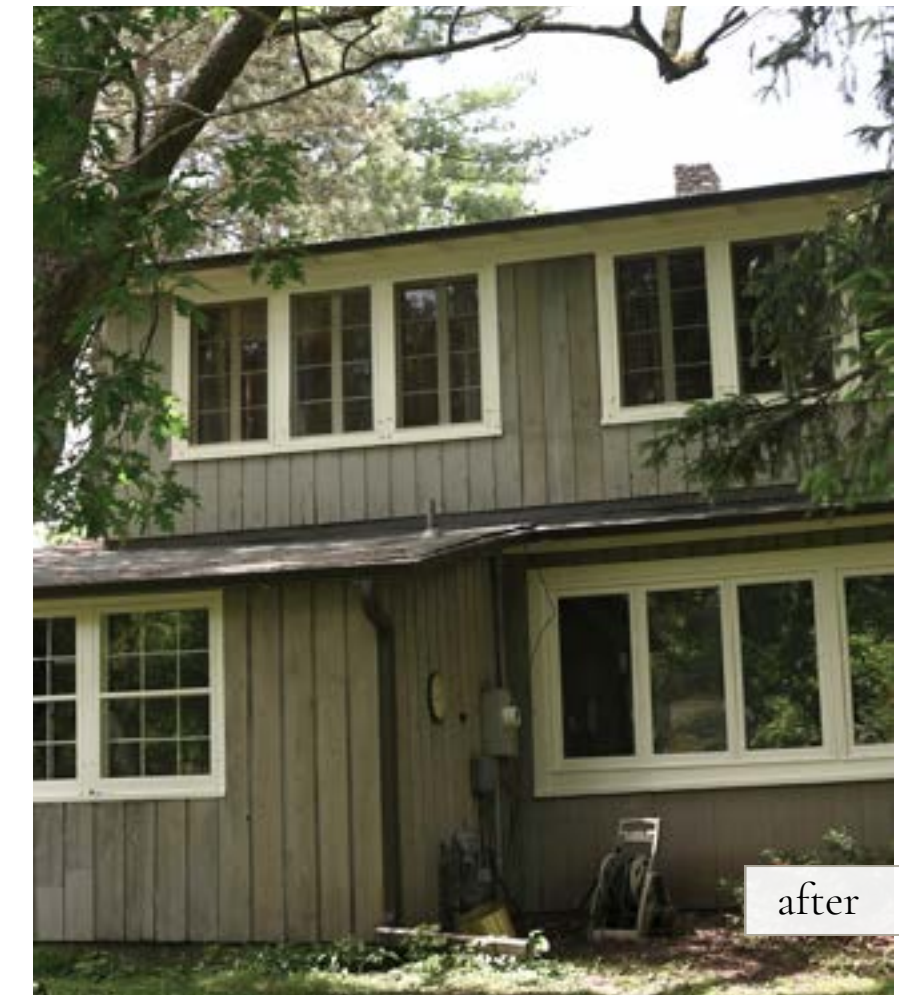
vault

On the opposite side of the primary suite, another skinny *underutilized* room required a thoughtful *intervention*. It was widened and divided into two bedrooms by removing the center window—preserving exterior *symmetry* while maintaining natural light.

However, this section of the roof had relied on a supporting wall that was being removed. The existing joists could no longer span the roof. We replaced them with 2x12s tied into the new beams, *restoring* structural integrity and *maximizing* headroom with a subtle vaulted ceiling to a once low ceiling. Each bedroom was kept simple for future personalization, yet outfitted with *client-requested* essentials including a mini-split, open shelving, and a double-door closet.



before



after



Matching existing details was essential for both our company and this project. For example, the doorway element and plate rail demonstrate how the new addition *blends* seamlessly with the original home. By carefully matching texture and scale, the addition feels authentic and never out of place.



Preserving the soul of the home was just as important as transforming it. During demolition, we approached every step with *intention*—carefully saving elements that could be thoughtfully reused or reimaged. This not only honored the home’s history but also celebrated *sustainability*, ensuring its story lived on in new and unexpected ways. Watching those pieces find fresh purpose within the remodel brought a sense of *continuity* and meaning that felt truly special.

beadboard: removed from demo'd walls



primary bath built-in



primary bath toilet wall



upstairs hall multiple pendants



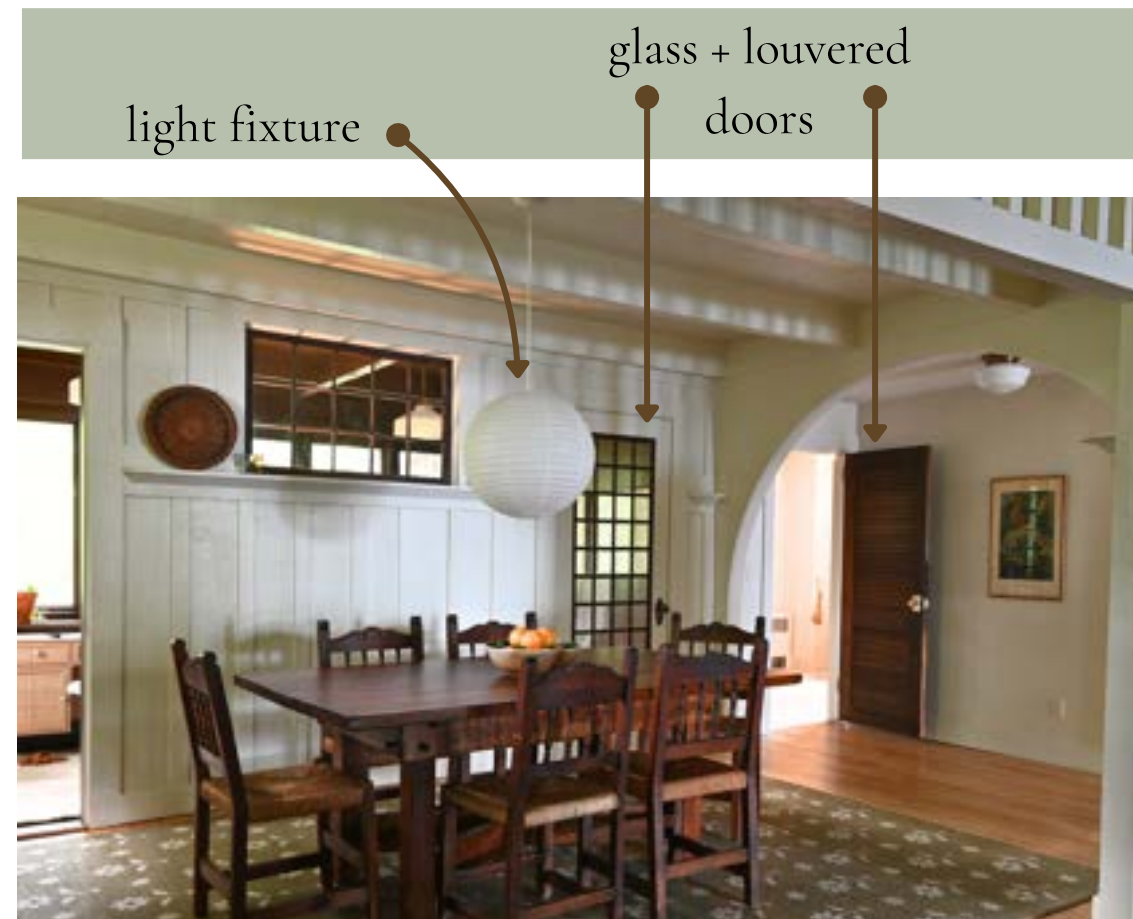
breakfast nook



mudroom wall



board and batten all throughout



light fixture

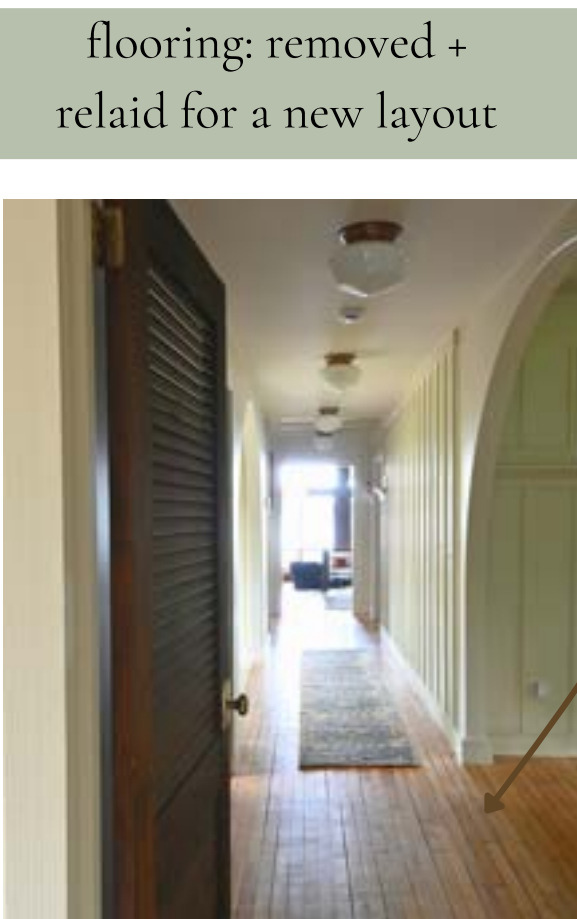
glass + louvered doors



laundry cabinetry (painted)



pair of windows: removed and relocated



flooring: removed + relaid for a new layout

We *repurposed* the office flooring for the new hallway. By tooting in the boards into adjacent areas, we achieved a seamless transition throughout the spaces.



The Cambria Basin Edge adds a sculpted elegance to the countertop feature

Bullnose window jambs introduce a sense of softness into the space



Bullnose with a waterfall edge gave the vanity weight and visual interest

Diamond large format tile installation



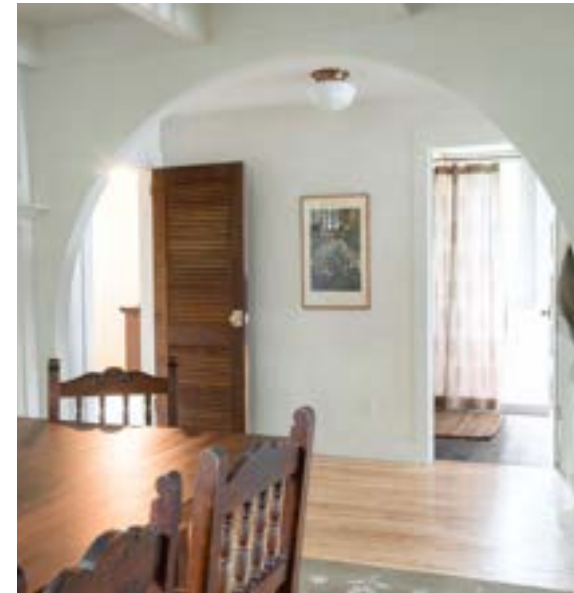
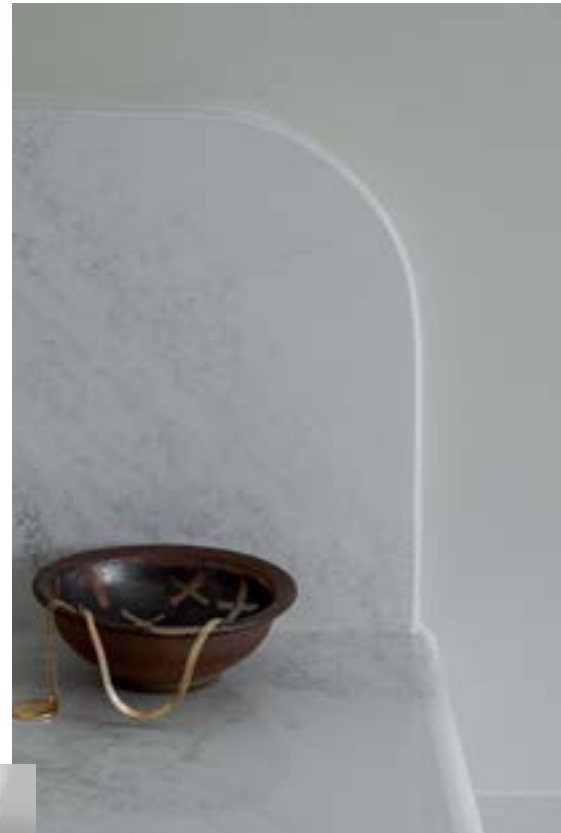
Inset face frame cabinetry brings a seamless, built-in refinement to the kitchen, as opposed to box frames which leave distracting seam lines

Rounded curves echoing the continuation of soft arches throughout the home

Pebble shower tile installed with thoughtful placement

Brass island countertop outlet





Curved elements and rounded arches became a defining theme throughout the design, bringing warmth and a welcoming character to this cottage home.

We were inspired by the original curved plate rail that encircled the social spaces. This motif was carried into the kitchen with a *limewashed* arched range hood and niches, creating a dedicated cooking area. And the windows, blended in nicely with the soft bullnose edge.

The breakfast nook and entryway provided opportunities to replace standard doorways with arches. The expanded dining room opening, supported by reinforced footings, was given a grand arched entrance as well!

In the primary bath, the theme continues with arched built-ins, mirrors, a curved backsplash, and a soft bullnose edge, weaving continuity and charm throughout the home.



Client name

Local Guide · 14 reviews · 6 photos



★★★★★ 10 months ago

Company has been hard at work with our home remodel! They're a smaller team that gives lots of personal attention to the project and us as clients. We speak to Name and Name most regarding weekly/activity updates and design choices respectively (amongst other things).

I've been most impressed by their passion and problem solving. The first day we met Name he was crawling in crawl space to get a look at the foundation. Our house is over 100 years old, and they have done a great job embracing the quirks and adapting to the existing conditions - all while finding a way to work in our budget.

We were recommended Company from a friend who we certainly trust and I wouldn't hesitate to recommend them to others in the future.

This update comes part way through our project, so I hope to report back here to anyone reading this that we are 100% thrilled with the project- something I am confident will happen!



Client name

11 photos



★★★★★ 2 days ago

Oh where do we even begin? When my husband and I decided to take on a 150-year-old cottage that's been in the family for 50 years, the pressure to find the right team was intimidating to say the least. Enter Company and from our very first walk through with them, we knew we had found an amazing fit. They are genuinely committed to such high standards of craftsmanship, which was immediately evident. No cutting corners or putting bandaids over future issues here. And on top of that, we understood that they are a relationship-building company. This wasn't going to be a transactional situation – they genuinely cared about our home (our budget!) and our vision.

What made them stand out from other companies? Firstly, they're design AND build company, which meant no telephone between architects/contractors/etc, which was huge for us. They covered every detail from floor plans to construction to nitty gritty selections. Committing to a renovation team is a huge (and at times scary) decision, and having ONE aligned team with both the professional experience and creative vision was really important to us.

Renovating an old home also comes with so many surprises (hello structural issues and attic creatures!). But the thing that really surprised us the most is that this team truly made the whole process stress-free, and dare I say, fun! Name, Name, Name, Name, and Name (to just name a few) brought so much expertise and enthusiasm to every challenge. Whether it was preserving original character details, solving unexpected structural issues, or seamlessly blending in our modern updates, they handled each curveball with the kind of problem-solving skills that only come from years of experience.

If you're facing a renovation and want it done right by people who will care about your home as much as you do, we couldn't recommend Company enough. Thank you, Company team, for treating our century-and-a-half-old home like your own. You respected its history so beautifully while also blending in our vision for its next chapter.

Thank you for your time, Judges!