

# *Lower - Level Escape*

NARI - Minnesota - 2025 RotY Awards - Basement \$100,000 - \$250,000





# About

When we first met our clients, their basement was unfinished, a blank canvas full of potential. They shared how many basements often feel cold, confined and disconnected from the warmth of the home. They wanted their basement to be a warm welcoming extension of their home. A space that felt warm, inviting, a comfortable place to gather with friends or family or a quite night in.

We embarked on a journey of transformation creating a space that blends comfort with purpose. This lower-level escape features, bar, open concept floor plan, spacious living room with fireplace wrapped by beautiful custom cabinetry, full bathroom, guest suite and versatile office/bedroom flex. Our clients envisioned a distinctive design feature including a custom niche with a continuous shelf, thoughtfully arranged with asymmetrical placements along with subtle arches throughout bringing character and warmth.

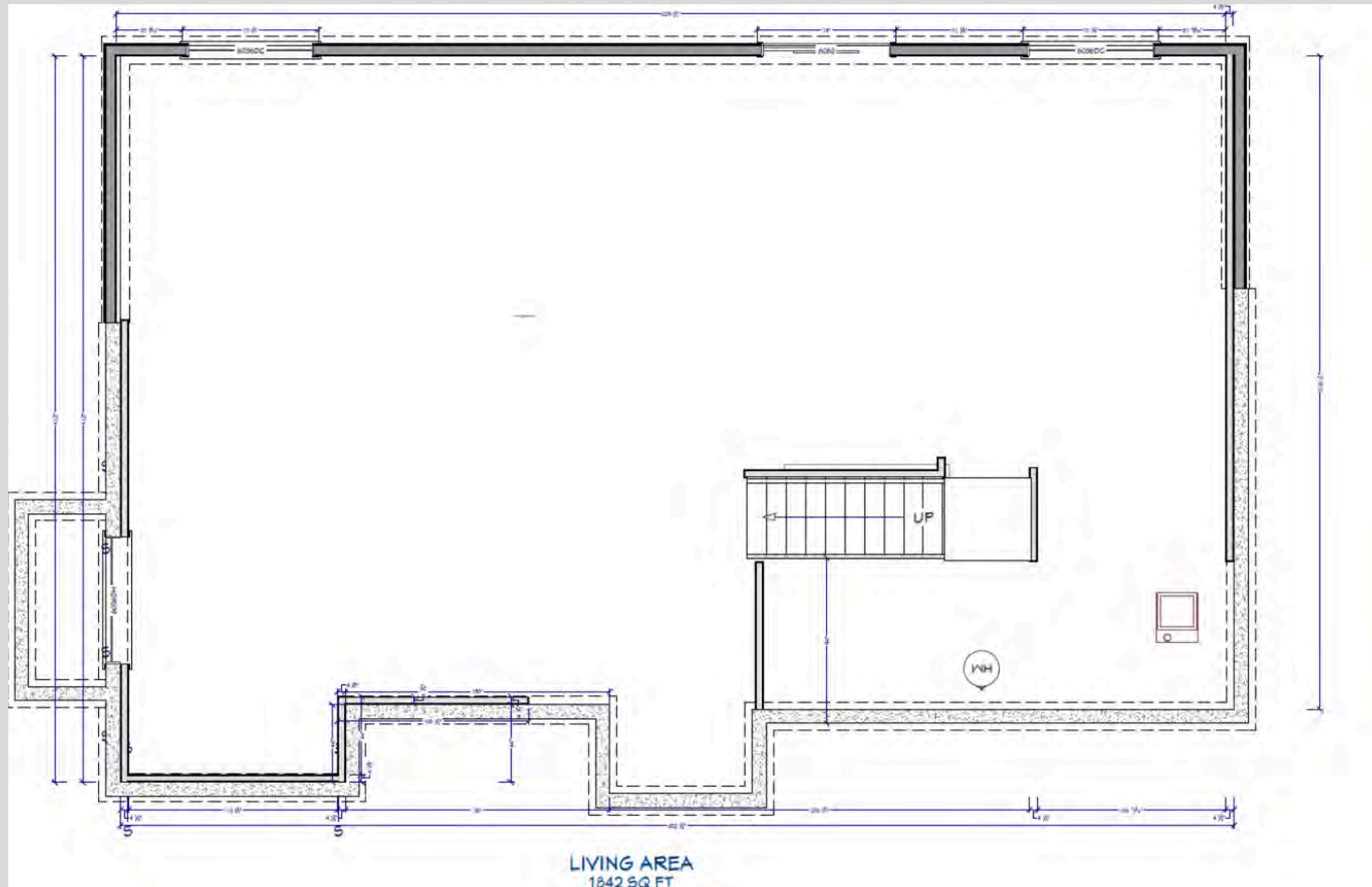
## Client Needs

- Warm & Inviting
- Fireplace with custom mantle and surrounding built-in cabinetry
- Spacious for entertaining & comfort
- Bar with tabletop seating
- Subtle arches incorporated throughout
- Custom niche with asymmetrical placements and continuous beam
- Full bathroom
- Guest bedroom
- Versatile office/bedroom flex



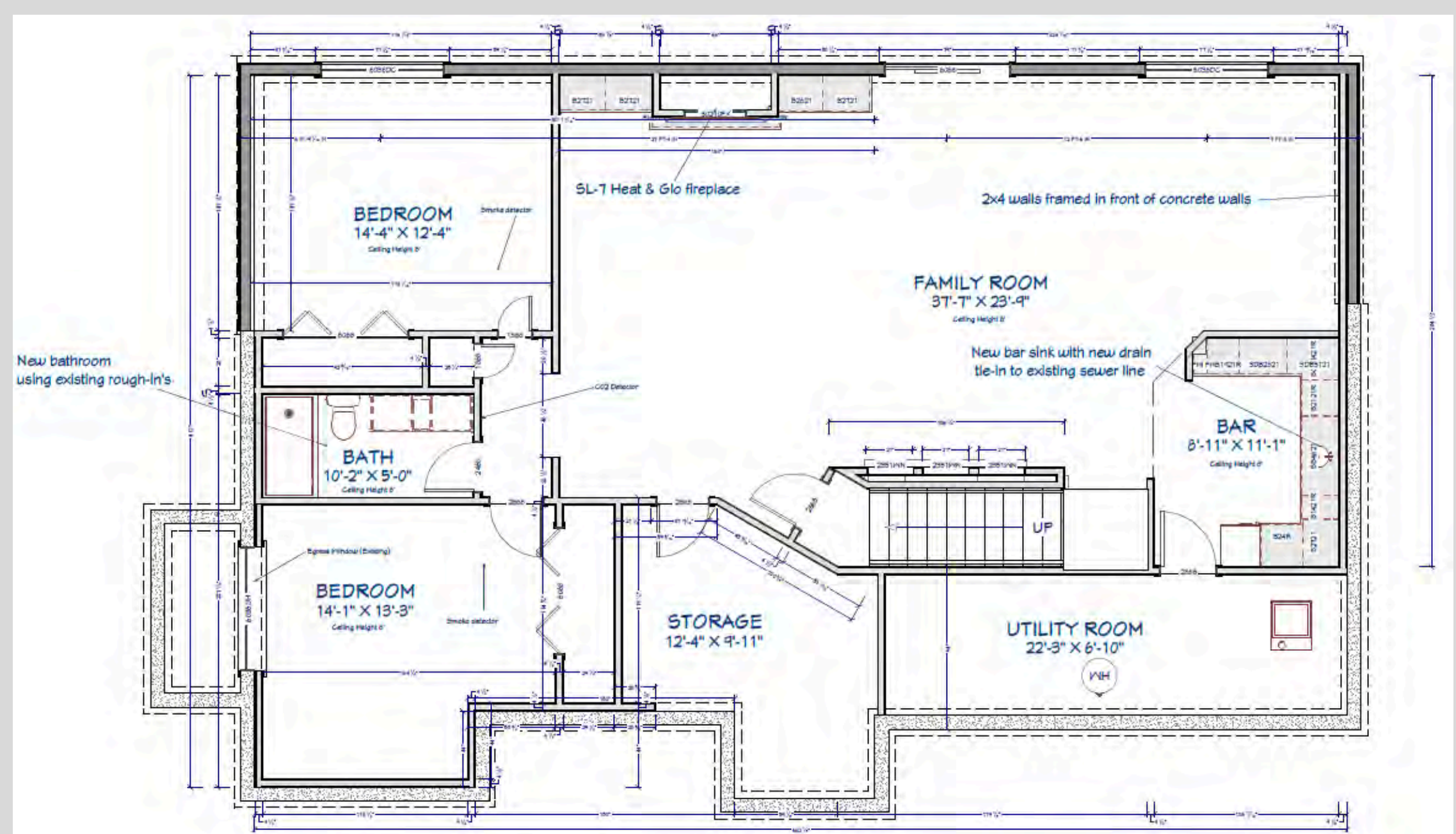


# BEFORE PLAN....



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# Project Plan & Renderings





# BEFORE.....





# AFTER



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# BEFORE & AFTER



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# BEFORE & AFTER



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# FUNCTIONALITY

- Open floor plan between bar and living areas for easy connection
- Bar with tabletop seating and ample countertop space
- Bar sink with additional backsplash outlets
- Custom built-in cabinetry for storage and display





# FUNCTIONALITY

- Custom niche with continuous shelf softly lit for display
- Custom built-in cabinetry around the fireplace, blending storage with decorative versatility
- Comfortable living room for entertainment and relaxation





# FUNCTIONALITY

- Full bathroom with glass shower door and tile surround for a spa like feel
- Comfortable guest bedroom for hosting overnight visitors
- Dedicated office with flexibility to serve as a secondary bedroom option





# AESTHETICS

- Layered lighting, including glass pendants, a soft drum ceiling fixture and under cabinet accents blends for a warm inviting glow
- Beautiful Bianco Neve quartz countertops with matching backsplash
- Thoughtfully crafted cabinetry and shelving around the fireplace and bar, finished in “Urban Bronze” with brushed nickel hardware for warmth and sophistication
- Custom niche with knotty alder floating shelves softly lit and arranged asymmetrically creating a casual yet elevated display
- Serene bathroom retreat featuring a frameless sliding glass shower door with Verano white ceramic wall tile and Pearl Matte tile flooring bringing a sense of calm and comfort
- Walls in Gossamer Veil Eggshell accented by alabaster doors and trim providing a fresh welcoming foundation to the entire design





# CRAFTSMANSHIP & INNOVATIVE METHODS

- Tasteful built-in display niche with continuous beam detail; floating knotty elder shelves with subtle underlighting
- Custom bar cabinetry with under cabinet illumination to enhance function and showcase
- Crafted custom fireplace mantle with coordinated built-ins





# Challenges



## Custom Niche Complexity

The custom niche required precision to ensure the floating shelves could be installed true and squared. To achieve this, MDF boxes were built and mounted into the wall prior to drywall. Once the cornerbead was applied around the perimeter, it reduced the finished opening, preventing the shelves from easily sliding in during installation. The solution required careful coordination between trades to adjust tolerances and ensure a seamless fit.



## Existing Rough-In Plumbing Incorrectly Placed

The original existing rough-in plumbing had been placed incorrectly. To address this our team had to break up the concrete slab, relocate drains and reposition vent pipes. Through collaboration with our plumbing partners, we were able to resolve this efficiently and deliver a layout that functioned as intended without compromising the project schedule.



# Construction

