

## Vintage Beauty | Bathroom Over \$150,000

---



### PROJECT SCOPE

The goal of this project was to transform a tired second-floor bathroom into a **vintage-inspired retreat** that blends modern functionality with timeless charm. The design was inspired by a magazine photo the homeowner had saved for years—a classic look they had long dreamed of bringing to life in their own home. To make it possible, **we created a second-floor bump-out addition.** This build-out provided the extra space needed to reimagine the bathroom in a way that feels both functional and enduring.

---

2025 NARI ROTY AWARDS

Nº. 1 of 8

Natural extension of the home that is built to last.

---



**BEFORE**

The existing second-floor bathroom footprint couldn't accommodate the client's desired walk-in shower, and expanding the space was complicated by structural limitations.



**AFTER**

We cantilevered the second-floor joists and added a two-foot bump-out, accented by custom exterior brackets designed to match the home's vintage detailing. Careful structural engineering ensured the addition blended seamlessly both inside and out.

---

**CRAFTSMANSHIP**

Nº. 2 of 8



## Designing a Functional Owner's Suite

---



*Exterior of the home before the addition.*



**Innovation:** The new bump-out sits just above the back door. These custom corbels were made from a template to match the existing ones on the front of the home.

and finished with siding that matches the original home. A low-profile gable roof nods to the home's existing lines, while three carefully placed windows bring in natural light. In-floor heating improves comfort in colder months, while ensuring the addition was adequately insulated to prevent plumbing issues in a challenging design.

---

INNOVATION & CRAFTSMANSHIP



French doors with vintage knobs—sourced from another part of the home—open to a spacious walk-in shower. The trio of windows brings in natural light while also preserving the home's exterior symmetry. Inside, the shower blends beauty and function with custom niches, multiple water controls, and thoughtful details tailored to the client's lifestyle.

---

## SHOWER DESIGN



## Designing a bathroom that will stand the test of time.

---



### IN-WALL TOILET TANK

A concealed in-wall tank saves space and keeps the bathroom feeling open, with a flush plate that complements the home's vintage chrome details.

### MARBLE SHELIVING

A marble shelf throughout the bathroom adds elegant, functional storage while tying into the timeless palette and classic tilework.

### PUSH-BUTTON LIGHT SWITCHES

Custom push-button switches match the original ones found throughout the home.



### CUSTOM CABINETRY

The original layout lacked functional storage. We added a custom linen cabinet, painted to match the room's palette for a timeless, integrated look. Additionally, a matching wood cove base was crafted to match the tile base—a small but impactful detail.

---

## FUNCTIONAL STORAGE

## Spectacular tile and vintage details

---



### CRAFTED IN COLOR AND TILE

The vintage green bathroom design is elevated by exquisite tile craftsmanship, featuring a tiled-in medicine cabinet and classic wainscoting detail. Open shelving adds both beauty and function. Above the sink, two original antique lights were carefully restored and re-chromed, preserving the authentic charm of the home.

---

## CRAFTSMANSHIP

Nº. 7 of 8



### LASTING DESIGN

Older homes often require creative solutions to meet modern needs without losing their charm. In this project, every detail was carefully considered—from the structural bump-out to the re-chromed fixtures—to create a bathroom that feels both timeless and functional. By honoring the home's original character while thoughtfully updating the layout, we gave the homeowner a beautiful, meaningful space that will serve them well for years to come.