

NARI MINNESOTA – 2026 ROTY AWARDS

PROJECT: FRESH PERSPECTIVE

CATEGORY: RESIDENTIAL INTERIOR \$250,000 - \$500,000

Our clients purchased a beautiful, well-built home with generous spaces and quality architectural details, but the interiors reflected the style of its previous owners and felt dated. Their goal was not to dramatically reconfigure the home, but to give it a fresh perspective—one that felt distinctly their own.

The renovation focused on a comprehensive interior transformation throughout the existing home, including the kitchen, primary bathroom, secondary bathrooms, scullery, and supporting spaces. Dated cabinetry, countertops, tile, flooring, lighting, plumbing fixtures, paint colors, and decorative finishes were thoughtfully updated, while select spaces were reworked to better support the new homeowners and quality existing architectural elements were carefully preserved.

Rather than stripping away the home's character, the design carefully balanced old and new. Existing architectural features and layouts were retained where appropriate, while updated materials, custom details, and a more cohesive palette brought new life to each space.

The result is a home that feels lighter, more current, and more connected from room to room. Most importantly, the renovation transformed a beautiful house designed for someone else into a home that finally feels like it belongs to its new owners—a true **Fresh Perspective**.

CLIENT NEEDS:

- Update a large, well-built home that felt dated and reflective of the previous owners
- Make the home feel personal and representative of the new homeowners' style
- Complete cosmetic updates throughout the home while preserving its existing footprint
- Replace dated finishes, colors, fixtures, lighting, and decorative elements
- Refresh the kitchen while working largely within its existing layout
- Transform the primary bathroom into a brighter, more current retreat
- Give secondary bathrooms and supporting spaces their own updated personality
- Create a cohesive design direction that carries throughout the entire home
- Preserve quality existing architectural elements where appropriate rather than remodeling simply for the sake of change
- Give the homeowners a home that finally **felt like theirs**



BEFORE PHOTOS



BEFORE PHOTOS



BEFORE PHOTOS



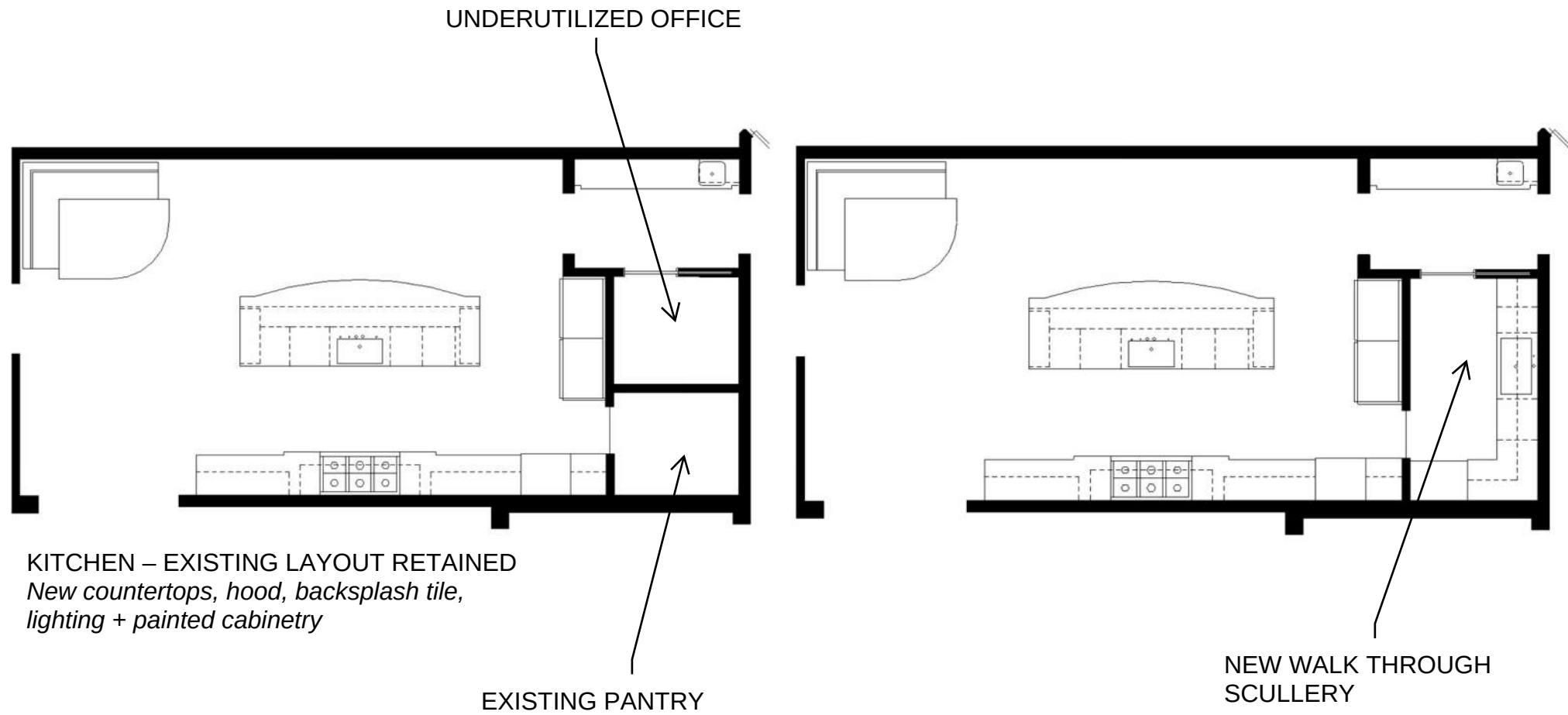
BEFORE PHOTOS



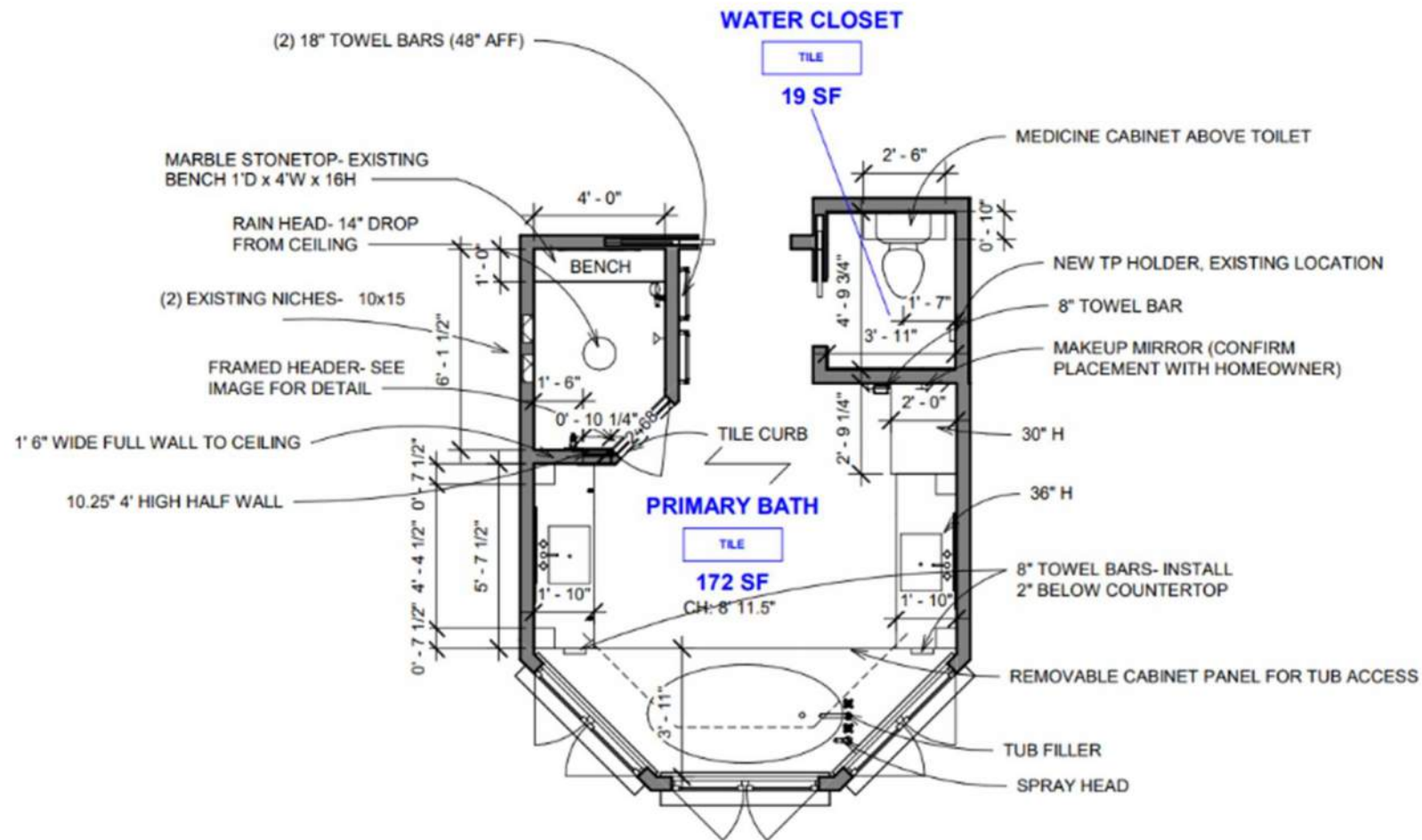
ADDITIONAL BEFORE PHOTOS



BEFORE AND AFTER – OFFICE/PANTRY WALK-THROUGH SCULLERY



PRIMARY BATH – DESIGN PLAN



3D RENDERINGS



BEFORE AND AFTER PHOTO



BEFORE AND AFTER PHOTO



BEFORE AND AFTER PHOTO



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FUNCTIONALITY

- **Walk-Through Scullery:** Combined an underutilized office and awkward pantry into a functional walk-through scullery with expanded prep and storage space.
- **Improved Kitchen Function:** Updated countertops and finishes refreshed the kitchen while preserving a layout that already functioned well.
- **Purposeful Use of Space:** Existing spaces were thoughtfully repurposed rather than making unnecessary structural changes.
- **Primary Bathroom Transformation:** Completely renovated the primary bathroom into a more comfortable, refined retreat while maintaining its successful layout.
- **Personalized Living:** Each updated space was reconsidered to better support the new homeowners and how they use the home.

BEFORE IMAGES AS TWO SEPARATE SPACES



AFTER



AESTHETICS

- **Fresh, Personalized Palette:** Replaced dated, traditional finishes with a lighter palette that better reflects the new homeowners' style.
- **Kitchen Refresh:** New countertops, lighting, paint, and finishes modernized the kitchen while preserving quality existing elements.
- **Statement Scullery:** Custom cabinetry, countertops, tile, and decorative details transformed two underutilized spaces into a polished extension of the kitchen.
- **Primary Bathroom:** New cabinetry, tile, countertops, fixtures, and lighting completely transformed the existing bathroom.
- **Whole-Home Cohesion:** Paint, wallpaper, lighting, hardware, and finishes create a consistent design language while allowing each space its own personality.

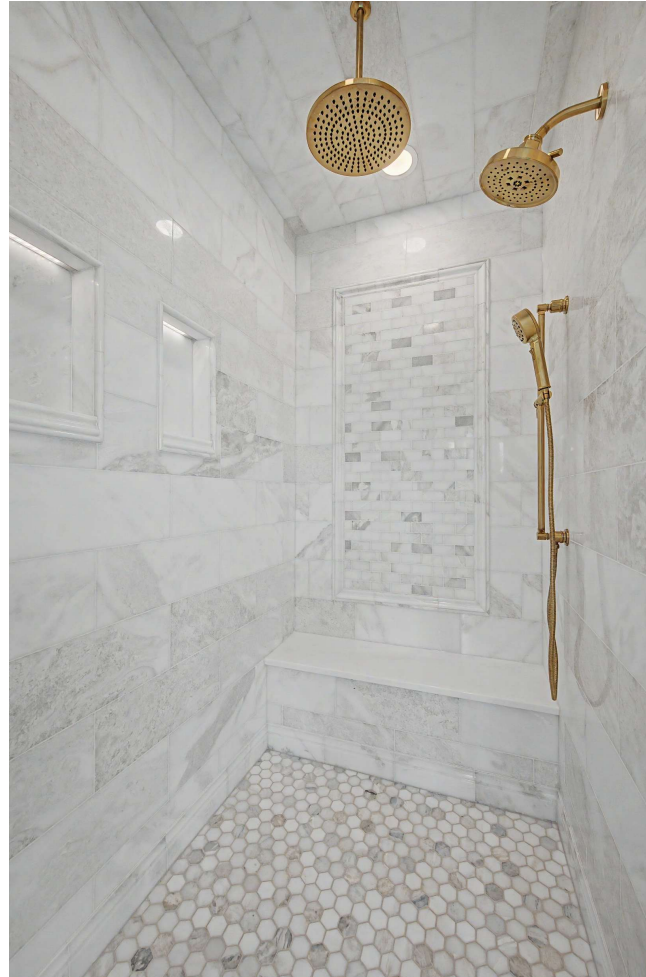


CRAFTSMANSHIP

- **Matching the Home's Caliber:** The home's exceptional scale and existing architectural detail required every new element to meet the same high level of craftsmanship.
- **Designed to Belong:** New cabinetry, millwork, countertops, tile, and finishes were carefully detailed to integrate seamlessly with the home's existing architecture.
- **Precision Installation:** Detailed tilework, cabinetry, countertops, wallpaper, hardware, lighting, and plumbing fixtures required careful coordination and execution throughout the home.
- **Whole-Home Integration:** New work was executed consistently across the expansive home so each renovated space feels connected, intentional, and appropriate to the quality of the original construction.

INNOVATIVE METHODS AND USES

- **Creative Reuse of Space:** An underutilized office and awkward pantry were combined to create a walk-through scullery, dramatically improving storage, prep space, and the usefulness of the existing footprint.
- **Strategic Preservation:** Quality existing elements were retained where appropriate and thoughtfully incorporated into the new design rather than unnecessarily replaced.
- **Transformation Without Overbuilding:** Significant visual and functional change was achieved within the existing architecture, directing the investment toward thoughtful design, materials, and craftsmanship rather than unnecessary structural changes.



PROJECT CHALLENGES

- **Beautiful but Dated:** The home was already substantial and well built, requiring a dramatic transformation without changing elements simply for the sake of change.
- **Making It Theirs:** The interiors strongly reflected the previous owners, requiring a new design identity that felt personal and cohesive.
- **Respecting the Architecture:** New finishes needed to feel current while remaining appropriate to the home's scale and extensive architectural detailing.
- **Connecting Old & New:** Renovated spaces had to transition seamlessly into quality existing elements that remained.
- **Maintaining Consistency at Scale:** Updates throughout the expansive home required careful coordination of cabinetry, materials, color, lighting, wallpaper, and detailing.



**CONSTRUCTION
PHOTOS**



CLIENT FEEDBACK

“We're thrilled we picked _____ to manage our remodel. _____, _____ and team made a challenging project look easy. The quality of work exceeded our expectations. Thank you!

– Homeowner of ‘FRESH PERSPECTIVE’