



NARI- MINNESTOTA - 2026-ROTY AWARDS

Project: Pretty In Pink Bathroom

Category: Residential Bath \$40,000-\$70,000

PROJECT STATEMENT:

Our clients came to us looking to update their small primary bathroom while remaining mindful of their budget. They hoped to keep costs down but understood that achieving the functionality they desired would require some structural modifications.

The clients selected the design option that not only reflected their aesthetic preferences but also provided one of the most cost-effective solutions. Retaining the existing locations of the toilet, entry door, and window, minimized expensive plumbing and structural changes while maximizing the overall impact of the renovation.

CLIENT GOALS:

- Full gut and remodel
- More square footage
- Larger Vanity
- Replace clawfoot tub with tub / shower combination
- Make-up area with more storage

PROJECT CHALLENGES AND OBJECTIVES:



As was common in many 1920s homes, our clients' primary bathroom was undersized and no longer met the needs of modern living. Their wish list included a combination tub/shower, a larger vanity, increased storage, and improved functionality. To achieve these goals, they were willing to reallocate space from an adjoining bedroom and closet, allowing us to create a more spacious, functional, and aesthetically inviting primary bathroom that better suited their lifestyle.

- The existing layout featured a small vanity positioned adjacent to the tub, with clearances that did not meet current code requirements. The limited square footage restricted opportunities to add storage or improve circulation.
- The home's gambrel roof and existing window presented additional design considerations. The sloped ceiling affected available headroom within the tub/shower area, requiring careful planning to ensure code-compliant ceiling heights and comfortable shower use. At the same time, the window filled the room with natural light but limited opportunities for traditional storage solutions.

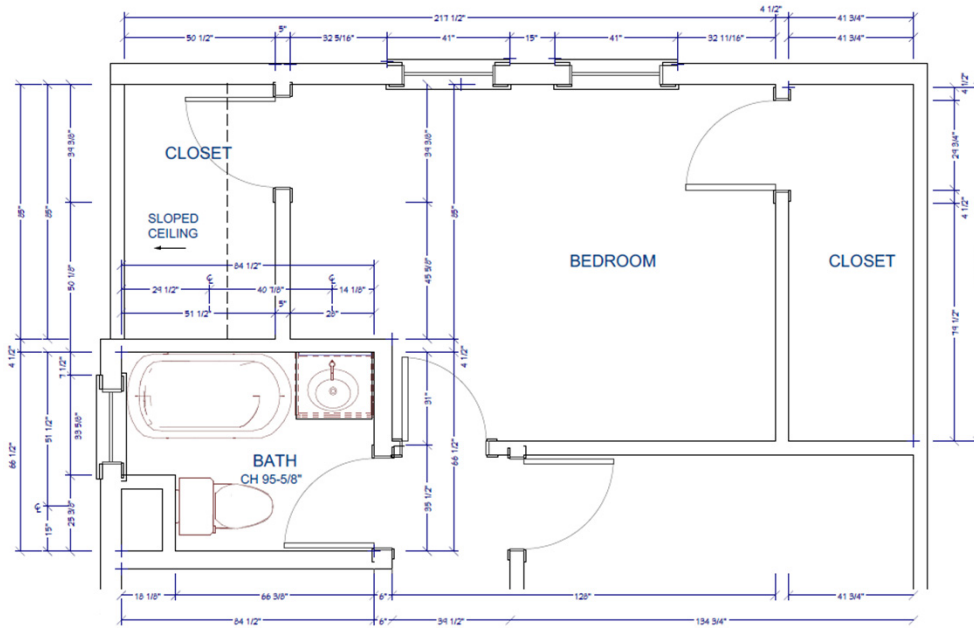
BEFORE PHOTOS:



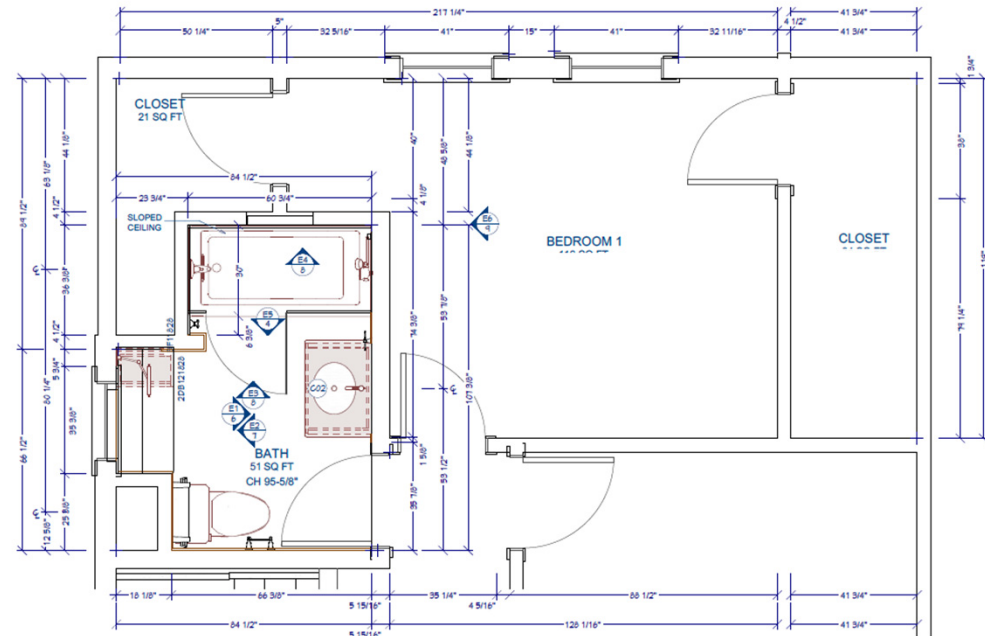
- Capturing space from an adjacent bedroom and closet allowed us to significantly improve the design giving us the extra square footage needed to give the clients the bathroom they wanted.
- Toilet and window remained in the same location helping to maintain the budget.

Pretty In Pink Bathroom - Residential Bath \$40,000-\$70,000

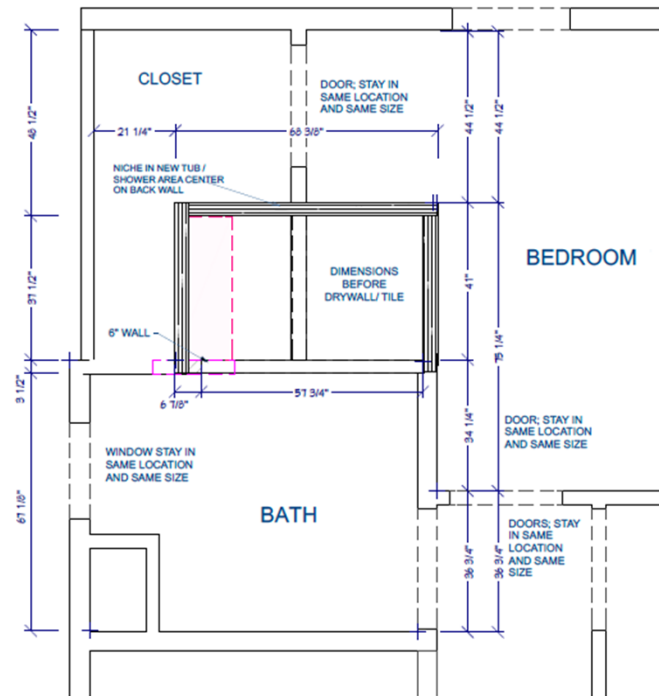
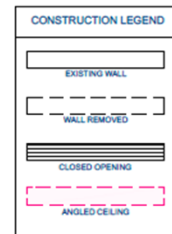
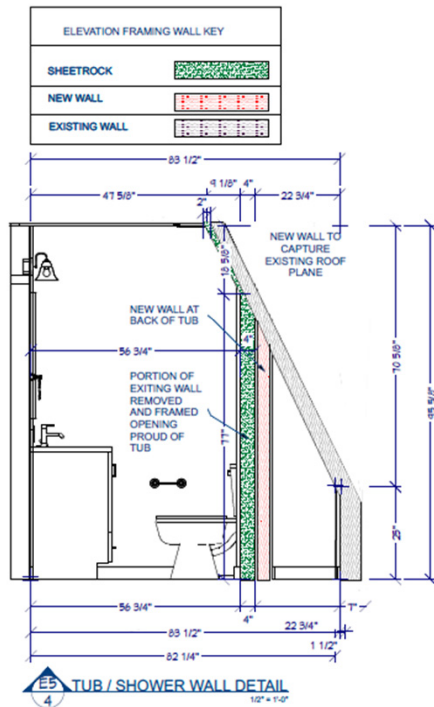
BEFORE FLOOR PLAN



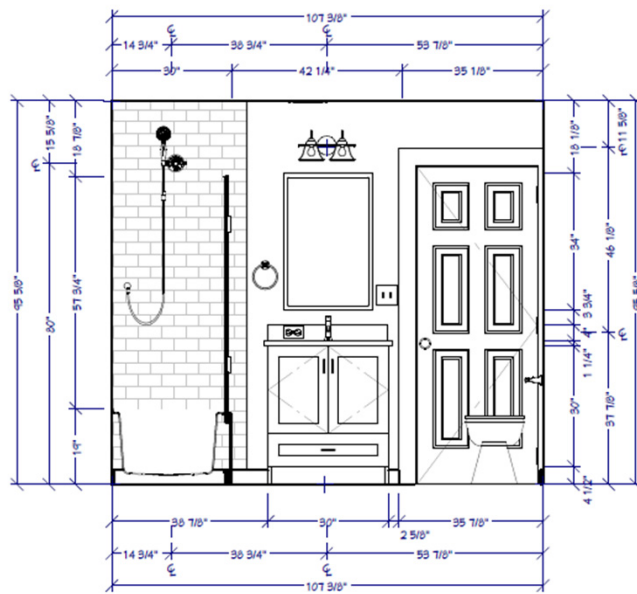
AFTER FLOOR PLAN



Pretty In Pink Bathroom - Residential Bath \$40,000-\$70,000

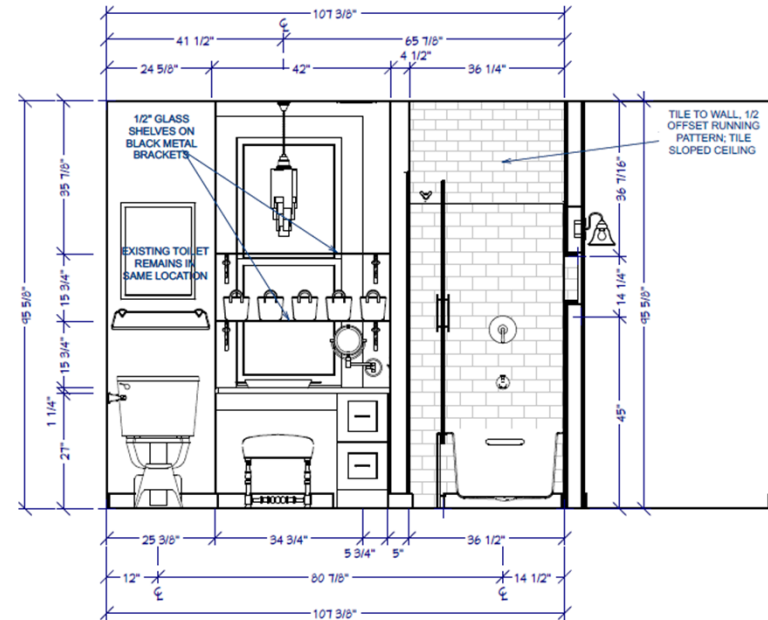


AFTER ELEVATION – E1



E1 SINK ELEVATION
1/2" = 1'-0"

AFTER ELEVATION – E2



E2 WINDOW ELEVATION
1/2" = 1'-0"

[illegible]

Technical drawing of a shower stall with dimensions in inches. The drawing shows a rectangular shower stall with a glass door on the right side. Dimensions are provided for the overall size, internal clearances, and specific components like the door and seat.

Overall dimensions:

- Width: 60 3/4"
- Depth: 60"

Internal dimensions and clearances:

- Top left corner: 12 3/8"
- Top right corner: 48 3/8"
- Left side (top section): 24 1/2"
- Left side (bottom section): 51 3/4"
- Right side (top section): 15 5/8"
- Right side (bottom section): 30"
- Bottom left corner: 1 9/16"
- Bottom right corner: 1 9/16"
- Internal width (left section): 19 3/8"
- Internal width (right section): 19 3/8"
- Internal width (middle section): 22"
- Internal height (left section): 36 1/8"
- Internal height (middle section): 11"
- Internal height (bottom section): 48 1/2"

Other features:

- A central rectangular area with a hexagonal pattern, likely a seat or a decorative panel.
- A glass door on the right side with a handle.
- A small circular feature on the left side, possibly a drain or a vent.

Page 7

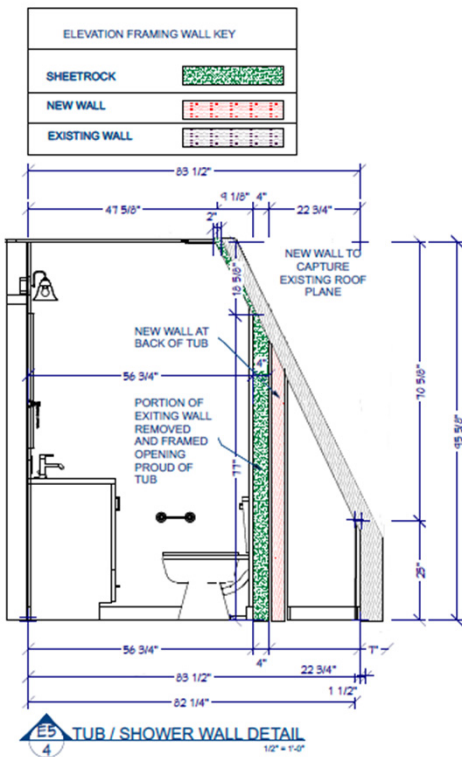


PROJECT PERSPECTIVE DRAWINGS

Pretty In Pink Bathroom - Residential Bath \$40,000-\$70,000



CONSTRUCTION:



The home's gambrel roofline and existing window presented additional design considerations. The sloped ceiling affected available headroom within the tub/shower area, requiring careful planning to ensure code-compliant ceiling heights and comfortable shower use.

TRANSFORMATION:



Plumbing fixtures were thoughtfully arranged to work with the roof's slope while accommodating the clients' height requirements. Positioning the showerhead on the wall opposite the shower controls allowed for optimal headroom, while placing the controls on the opposing wall improved accessibility and convenience turning on and monitoring temperature.

Pretty In Pink Bathroom - Residential Bath \$40,000-\$70,000

FINAL REVEAL:



To maximize both storage and natural light, glass shelving was installed across the window, creating functional display space without obstructing daylight. The window ledge aligned perfectly with a recessed makeup station, allowing the countertop to extend into the window while incorporating additional drawers below for storage.

The finishes were inspired by Art Deco influences, thoughtfully blended with the Arts and Crafts character of the home. Soft pink tones, classic detailing, and timeless materials created a space that feels both historically appropriate and fresh. The result is a bright, functional bathroom that honors the home's architectural heritage while providing the comfort and convenience of modern living; a transformation our clients are thrilled to enjoy every day.

AFTER PHOTOS:



Pretty In Pink Bathroom - Residential Bath \$40,000-\$70,000

TO WHAT DEGREE DOES THE PROJECT IMPROVE FORM & FUNCTION:

- Larger footprint allows for a tub that is easier to access.
- Glass enclosure eliminates the awkward shower curtain and water accumulating on the floor when showering.
- Designated make up area that the client was hoping to gain.
- Tons of natural light with addition of glass shelving for storage.
- Larger vanity that feels more inviting in the space.
- Green and pink hues in tile, lighting and cabinetry are a nod to the arts and crafts style of the 1920's.
- Touches of brushed brass hardware with black accents elevate the space.



Pretty In Pink Bathroom - Residential Bath \$40,000-\$70,000