

CELEBRATE AMAZING TRANSFORMATIONS

From whole house revamps to room makeovers and upcycled furniture, House Beautiful pulls the dust sheets off inspiring home projects. Enter your own renovation for the chance to win fabulous prizes at House of Fraser



EXTERIOR
Meticulously matched featheredge boards – from ETC Saw Mills – disguise the fact that this garage was once open to the elements (top). The barn door was salvaged from a previous project and windows were bought locally for £50 each

HOME PROFILE

THE FAMILY

Kerrie Griffin-Rogers, 44, an interior designer and artist, who runs The Interior Co, lives with her daughters, Hannah, 16, and Jasmin, 10, in Whitchurch, Shropshire

THE RENOVATION

A detached 5.8m x 5.2m timber garage. Kerrie has

spent £15,500 converting it into an extra living space. It now includes an office, small kitchen, seating area, bathroom and bedroom. The conversion has added around £30,000 to the value of her home and Kerrie is hoping it may also provide extra income as a holiday let



OFFICE
At the console table under her office window, with views over nearby fields, Kerrie can both work and relax. The oak and iron console, Shanti dining table and chairs, New England shelving units, Feathers canvas, tab top curtains and accessories are all part of her own collection

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A PLACE TO WORK & PLAY

Unable to extend her home, Kerrie Griffin-Rogers found a space-saving solution in her garden

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BEDROOM LADDER
Access to the area in the eaves was Kerrie's biggest headache, and in the end she opted for a vintage ladder, spotted at Wingetts Auctioneers. Painted in Slaked Lime Deep Intelligent eggshell from Little Greene, it matches the woodwork



LIVING AREA
Walls are painted in Little Greene's Slaked Lime Dark Absolute matt emulsion. The Largo Authentic Oak laminate floor from Quick-Step unifies the space. Unit doors and plinths are from Kitchen Door Swap; worktop, Vision Kitchen Design; sink and tap, Carron Phoenix and 55cm mini range, Stoves

growing interiors business meant Kerrie Griffin-Rogers needed more office space but finding it proved a challenge. Living and working from within the green belt meant extending was not an option. Instead, Kerrie turned her attention to the little-used garage in her garden. With walls on just three sides, the timber-framed building was open to the elements, but it was well built, had a sound roof and floor and an electricity supply.

Kerrie contacted her local council and was delighted to discover that she didn't need planning permission to turn it into a studio. She hired a local builder to carry out the structural work and designed the interior herself. 'I wanted a light and airy space that I could use as an office but also as an extra living area,' she explains.

Having experimented with various options, Kerrie chose a space-enhancing, open-plan design, with a shower room and upstairs bedroom. The new upper-level layout was dictated by the eaves and timber framework. Before building work began, Kerrie measured and marked out everything to check that partitions, service outlets and access points were all in the right place. However, even designers can get it wrong. 'We had to move a stud wall because the shower enclosure was too big for its area,' laughs Kerrie. Windows were added on both levels to let in plenty of light, while good insulation and a woodburning stove keep the space warm in all weathers.

The work took just four weeks to complete and Kerrie did a lot of it herself, including insulating the walls and roof, tiling, laying laminate and making cupboard doors and a washstand from timber left over from constructing the built-in shower room. She also decorated throughout, using a simple neutral palette to help open up the space and highlight the exposed timber beams.

'The conversion has given me everything I want in a work space,' says Kerrie. 'I can simply close the door on a project without having to pack everything away. Jasmin and Hannah often spend time with their friends here too, leaving me in the peace and quiet of our home. So in every way it's been a success.'

FOR STORE DETAILS SEE 'WHERE TO BUY' PAGE



BEDROOM
Plenty of natural light and neutral colours enhance the space under the eaves. A wool-mix Pinstripe carpet in Shoreline from Cormar Carpets' Living Naturals range adds a touch of luxury. Recessed spots, which run the length of either wall, are a great alternative to overhead lighting

SHOWER ROOM
Soft mink Luxstone Pebble tiles in hardwearing porcelain from Colour Supplies add warmth to the room – Kerrie laid them herself. A quadrant shower enclosure from Victoria Plumb makes the most of limited floor space



Keeping to the REGULATIONS

Although turning the garage into a home office didn't require planning permission, Kerrie has since applied for, and been granted, permission to use it as a holiday let. 'The conversion did need to adhere to building regulations, though,' she says, 'and anyone considering a similar project should visit planningportal.gov.uk to find out more.'

Kerrie was fortunate to have an electricity supply, but a new one would need to be installed by a registered Part P electrician. The builder on this project was able to link the mains water supply and sewerage outlet to the main house. As the house is so close, Kerrie is able to use her existing hands-free phone and Wi-Fi connection.

Security-wise, after she'd installed sturdy locks Kerrie contacted her insurance company to ensure that the conversion was covered.

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