



Working with LKW Luxury Interior Design

Thank you for considering us to design your space. We are excited to share our passion with you.

WHY OUR DESIGN FIRM IS UNIQUE

We specialize in creating turnkey, high-end mountain homes, handling every detail from concept to installation so clients arrive to a complete, cohesive, and effortless space. Our deep knowledge of the Vail market allows us to navigate logistics, seasonal constraints, and vendor networks with ease. Every design is personalized to reflect our clients' lifestyle and taste, with access to exclusive furnishings, finishes, and artisans. By coordinating all vendors and trades, we provide a single point of accountability, ensuring a seamless, stress-free experience.

DESIGN SERVICES

There are a lot of moving parts in any design project. We manage all of them from start to finish. This includes:

- ➔ Design concept development and creative direction.
- ➔ Space planning and furniture layouts.
- ➔ Finish, fixture, and material selections.
- ➔ Furniture, lighting, and decorative sourcing.
- ➔ Design documentation drawings and specifications
- ➔ Coordination with vendors, trades, and consultants
- ➔ Procurement and installation oversight



OUR PROCESS

PHASE 1 | PROJECT INITIATION

Step 1 - Discovery Call

We want to learn about you and your project, and would be delighted to schedule a Complimentary 15-20 minute discovery call.

Step 2 - Paid Design Consultation

This initial meeting is an opportunity to discuss your vision, style preferences, and project goals. We'll answer your design questions—from layouts and furniture to paint colors, window treatments, and finishing touches.

PHASE 2 | DESIGN

Step 3 - Project Foundation

During this phase, we thoughtfully develop floor plans, space plans, and sketches to shape the overall design direction. We collaborate closely with our trade partners to outline a project estimate and timeline. Over 3–4 weeks, this process ensures everyone is aligned on your vision, goals, and investment before moving into selections.

Step 4 - Design and Presentation

In this phase, we refine concepts, make selections, and finalize details to ensure every element aligns with your vision and investment. Over 6–8 weeks, we curate mood boards, sketches, and material samples, presenting them in our Design Studio.

PHASE 3 | PROJECT IMPLEMENTATION

Step 5 - Design Implementation & Procurement

We partner with a curated network of master craftsmen and premium vendors to bring your design to life. Our team meticulously manages every product order from procurement through installation, ensuring each piece meets our exacting standards and delivers a seamless, white-glove experience in your home.



DESIGN FEE BREAKDOWN



PHASE 1 -PROJECT INITIATION THE CONSULTATION

Each project regardless of size starts with a 1-2 hour pre-paid consultation. The consultation is an opportunity to kick off your project as you ask us questions, and we listen to your desires and goals while also sharing our ideas and suggestions.

\$1250

PHASE 2 - DESIGN STEPS 3 & 4 FOUNDATION & DESIGN WITH PRESENTATION

Our design fees for Phase 2 of our Design Process are based on the project's square footage and unique scope of work. This allows each project's fees to reflect the level of design, detail, and personalized service required for a successful project. Before each design phase, we provide a fixed fee, giving you full clarity on costs upfront.

(FIXED FEE BASED ON THE SIZE AND SCOPE OF WORK)





DESIGN FEE BREAKDOWN

PHASE 3 - PROJECT IMPLEMENTATION

PRODUCT PROCUREMENT; NON-CONSTRUCTION RELATED

During product procurement for merchandise purchased by Designer (typically non-construction related), we handle every order detail—and any issues that arise—so your furnishings arrive on time, meet our quality standards, and stress-free.

(FEE BASED ON 10% OF FINAL PURCHASING COSTS FOR PRODUCT)

MANAGEMENT OF PRODUCT DELIVERIES & INSTALLATIONS

Time spent on site by Designer managing installations is billed hourly because each home and job site is unique. The time involved can vary due to multiple trips, site accessibility, and the complexity of the pieces being installed. Charging hourly ensures we can dedicate the attention and care needed to complete every installation flawlessly.

(HOURLY RATES ARE \$125 for DESIGN PRINCIPAL AND \$85 FOR DESIGN ASSOCIATE)

SITE VISITS BY DESIGNER RELATED TO CONSTRUCTION

During construction, on-site visits are billed hourly to ensure the Client's approved design intent is executed with precision. These visits allow for real-time coordination with contractors, review of workmanship, and resolution of site-specific conditions—protecting the integrity of the design and supporting a seamless build process.

(HOURLY RATES ARE \$185 for DESIGN PRINCIPAL AND \$125 FOR DESIGN ASSOCIATE)



THE CONSULTATION EXPERIENCE

The Consultation is designed to kick-start your project. Kayce and Jamie will meet with you to explore your goals and vision, offering initial design ideas and solutions.

Topics typically covered during the consultation include:

- Architectural elements or challenges
- Construction updates related to fixed finishes and room configurations.
- Furniture layouts and space planning
- Lighting
- Design concept direction and initial ideas
- Window treatment styles and options.

All the information gathered at this meeting will be used to prepare a Design Fee Proposal. The session lasts up to 2 hours.

Cost \$1250

(payment is due **48 hours prior to the Consultation** via ACH or credit card online)



WHAT MAKES LKW DESIGN UNIQUE?

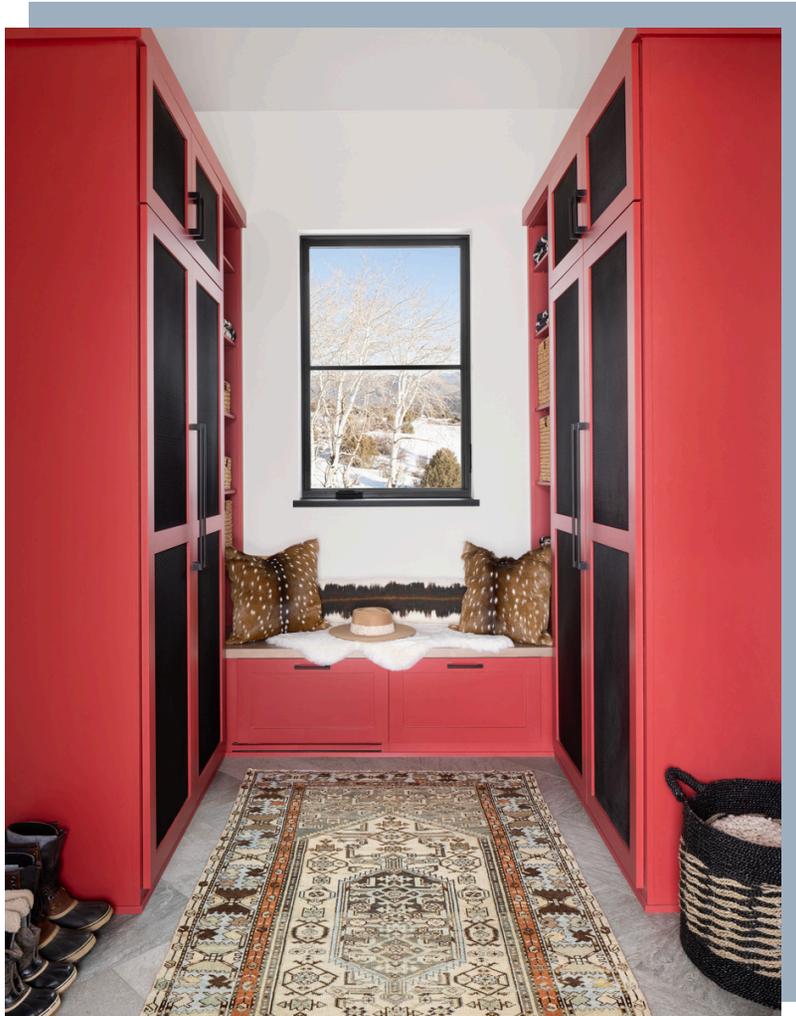
Partnering with a local professional design firm in Vail, Colorado means more than beautiful spaces—it means a seamless, professional process from concept to completion. With two talented design principals at the helm, our team combines creativity with meticulous organization and a proven design process that ensures every detail aligns with your vision. We prioritize clear, consistent communication, keeping you informed and confident at every stage. The result is a sophisticated, bespoke design experience that transforms your property into a true work of art.



13 YEARS OF TRUST, TALENT, AND TIMELESS DESIGN

What is the key to our success after over 13 years in business? In a word, relationships. The projects we showcase in our portfolio reflect years spent building relationships with just the right trade sources, industry professionals and, of course, our amazing clients.

HERE'S WHAT OUR CLIENTS HAVE TO SAY ABOUT US



Everyone at LKW were professional, responsive and a pleasure to work with throughout the entire process. They took time to understand our vision while ensuring deliverables were on time and on budget.

LKW truly gets to know their clients. They won't try to push designs and selections onto clients but will nudge you out of your comfort zone while honoring the client's overall design aesthetic.

~ Pugh Family, Red Sky Ranch



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“Jamie and Kayce make a great team. Taking on a project from our home in Chicago was a concern, but LKW made it easy. They quickly understood our style and how we wanted the various living spaces. From new furniture, window treatments, painting, etc., we were extremely pleased with the quality of their proposed products and LKW’s design of the space. Jamie and Kayce are detailed and organized and look forward to continuing to work with them in the future!”

~ Anthony Family, Avon CO

“All 4 kids arrived Sunday and were blown away by the house and loved all of it. Truly a Merry Christmas. Thank you for making it all happen!”

~ Musto Family, Chiming Bells



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WE'RE EXCITED TO WORK WITH YOU!

Contact us to book your complimentary discovery call. We are excited to share our passion for design and decor with you.

Email: info@lkw-design.com

Phone: 970.446.1619