



ADUs & DADUs

Add space, value, and flexibility to your home with accessory dwelling units done right.



Hey, neighbor!

Ashworth Homes provides real estate development, consulting, and building services throughout the Seattle area. Since 1999, we've been committed to building homes with exceptional workmanship, durable materials, and a level of care that adds lasting value for our clients.

Our mission is simple but meaningful: to make a positive difference in the lives of people, from homeowners and neighbors to contractors and city officials.

Quality first

Materials, craftsmanship, execution

Client-focused decisions

Value, clarity, care

Integrity throughout

Design, permitting, construction



Every project receives our full attention and expertise—no matter the size.



Led by owner Erich Armbruster, a licensed Civil Engineer with 25+ years of experience across feasibility, permitting, and construction, our team includes in-house professionals and a trusted network of architects, engineers, and trade partners.

ADUs & DADUs

Accessory dwelling units (ADUs) are one of the most effective ways to increase property value, generate income, and add flexibility to your home—without leaving your neighborhood.

We design and build both attached (AADUs) and detached (DADUs) units.

What we handle:

- ✓ Site feasibility and early planning
- ✓ Design coordination and value engineering
- ✓ Permitting and city approvals
- ✓ Full construction and project management



ADUs offer one of the highest ROI opportunities for Seattle homeowners.



Our process

Consult



01

Site review, feasibility, goals, and budget alignment

Design & permit



02

Design development, permitting, budget finalization, and city coordination

Build



03

Construction, inspections, and project completion



100+ ADUs built

Many from our own portfolio (where we've been both the developer and builder) giving us a cost-conscious, value-driven perspective.

Permitting & code experts

We know Seattle's permitting process inside and out, including how to navigate complex regulations and inspections.

Built for long-term value

Design and construction decisions that support durability, livability, and resale.



How long does it take?

5-18 months from start to finish



Bitter Lake

Navigating new city code from day one

Ask

Activate an unused corner of the property to create a rental-ready DADU, while managing one of the first projects built under Seattle's newly adopted DADU code.

Approach

Used our deep familiarity with Seattle's permitting process and established relationships with city staff to interpret and apply new regulations efficiently. Led the project end to end, from architectural design through final fixture selection.

Outcome

- Fully permitted and completed DADU
- Smooth approval process despite new code adoption
- Homeowner continues to rent the unit successfully



Cedar Park

A backyard home for multigenerational living

Ask

Create a backyard DADU to serve as a part-time to full-time residence for aging parents, despite a challenging lot layout with limited access behind the primary residence.

Approach

Focused on high-quality construction planning using a fully permitted design provided by the client's architect. Executed construction in a constrained site where all materials had to be carried in by hand.

Outcome

- Comfortable, independent home for homeowners parents that met their evolving lifestyle
- Successful build despite difficult site access
- Ongoing client relationship, including a substantial remodel



Beacon Hill

A rental-ready unit built around real-world constraints

Ask

Deliver a turnkey backyard DADU for rental income using a predesigned plan, while resolving a complex shared sewer system serving multiple homes.

Approach

Collaborated closely with the homeowner to adapt the design and finishes within budget, while coordinating necessary sewer upgrades to support the new unit.

Outcome

- Customized DADU aligned with site and budget
- Upgraded infrastructure for long-term performance
- Very satisfied homeowner and successful rental

ashworth



Getting started

Schedule a 30-minute introductory call to discuss your property, goals, and options.

No plans required—many clients start with questions, not drawings.

Let's talk

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