

TOP 4 RENOS FOR SELLERS

NET THE BIGGEST ROI AT RESALE!

BATHROOM BOOST

New tub, toilet,
sink/vanity, flooring,
and fixtures.

Cost: \$10,500

Return: \$10,700

ROI RATE: 102%

LIVELY LANDSCAPING

Fresh sod, colorful plants
and flowers, and a
walkway or fountain.

Cost: \$3,502 for landscaping;
\$1,464 for a designer

ROI RATE: 100%

EXTERIOR ENHANCEMENT

Freshen paint, replace
siding, and update
front entry.

Cost: \$7,329 - \$10,393

Return: \$6,914 - \$10,771

ROI RATE: 95.5%

SPICED-UP KITCHEN

Upgrade oven/cooktop,
sink, fixtures,
and flooring.

Cost: \$14,913 for minor remodel

Return: \$14,961

ROI RATE: 98.5%

READY TO RENOVATE?

Contact us about loan programs to offset the extra expense.

Average cost, return, and ROI rate subject to change; may not be applicable to all property types or areas. Sources: HGTV.com – Top 15 Home Updates That Pay Off (April 22, 2020). American Nursery Landscape Association. Sources deemed reliable but not guaranteed. For informational purposes only.



MAKE YOUR HOME EVEN BETTER

Boost its value for years to come

Give your home some TLC with renovations that are worth the effort and cash. Here are the top projects that could give your home the most value in the long run and when it's time to sell.

1) MAKE OVER THE EXTERIOR + INTERIOR

Kick up the curb appeal by keeping landscaping neatly trimmed, upscaling the garage door, installing outdoor lighting, or replacing old gutters and downspouts. Inside your home, you can freshen up the kitchen and bathroom without breaking the bank and still recoup most of the cost in value.

2) IMPROVE MAINTENANCE + EFFICIENCY

If your home's roof, furnace, heating/air system, water heater, or other major components are showing wear-and-tear, consider replacing them now to net a better price when you decide to sell. Eco-friendly, energy-saving upgrades like double-paned windows, efficient appliances, and improved attic insulation may positively affect home value in extreme weather locations.

3) MAKE MORE ROOM

Generally, a bigger home may have a higher perceived value than a similar smaller property. Aside from adding a new room, you could knock down a non-structural wall, finish the basement, or revamp the back patio to create more living space and make your home feel bigger without the extra square footage.

4) IMPROVE YOUR HOME'S I.Q.

Safety gadgets topped buyers' list of desired smart technologies in a 2018 survey by Coldwell Banker. Smart thermostats, hazard detectors, cameras, door locks, and lighting may not always increase home value, but they could help fetch a better price when it's time to sell. Plus, installing smart devices can be a DIY project for \$1,000 or less.

READY TO RENOVATE? WE'RE READY TO HELP!

Talk to our team to learn how you can offset the costs of upgrading your home.

Sources: 5 Proven Ways to Increase Home Value – Nerdwallet.com (October 23, 2018). Homeowners Hit Highest Equity Ever Recorded: How to Spend Your Cash – Houseloanblog.net (July 13, 2018). Sources deemed reliable but not guaranteed.

7 RENOVATIONS WITH THE BIGGEST ROI



Boost your home's value with renovations that are worth the effort and cash. Here are the top projects that could give you the most value in the long run.



PAINT

Generally considered the top upgrade that a homeowner can make for the least cost.

Average Cost: \$976 - \$2,722

Average Return: Varies – Blue rooms could increase sale price by \$5,440



FLOORING

Industry specialists recommend choosing new and neutral flooring.

Average Cost: \$1,508 - \$4,276

Average Return: Hardwood – 70% to 80%



LANDSCAPING

Attractive landscaping like trees and shrubs can boost value to about 15% compared to homes without well-maintained landscaping.

Average Cost: \$1,446 - \$5,317

Average Return: 105% to 303%



OUTDOOR KITCHEN/DECK

Exterior renovations in general have a good return on investment.

Average Cost: \$10,950 (Wooden Deck)

Average Return: 82.8%



EXTERIOR DOOR

Steel and fiberglass doors are good options for energy efficiency and curb appeal.

Average Cost: \$1,471

Average Return: 91.3%



BATHROOM

Investing some money into refreshing the look of your bathroom could help increase your home's value and may be a big selling point.

Average Cost: \$19,134 (Remodel, Non-Upscale)

Average Return: 70.1%

READY TO RENOVATE?

Talk with our team about options to help offset the extra expense.



KITCHEN

A good first step would be to refinish hardwood floors, cabinetry, walls, windows, woodwork, and counters. If budget permits, replace fixtures and hardware to round out your finishes.

Average Cost: \$21,198 - \$63,829 (Remodel, Non-Upscale)

Average Return: 59% - 81.1%

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