

Will Your Backyard Remodel Pay Off?

Did you know?

U.S. home-owners are expected to spend \$40 billion improving their outdoor living spaces this year.

From built-in grills and covered patios to swimming pools, decks, landscaping and fences, the right improvement can bring a great return on your investment when it comes time to sell your home.

Getting the Highest Return on Your Investment

Of course, the improvements you choose to make will depend on what you and your family most desire out of your outdoor living space, but it's also important to spend wisely. Your kids might be begging you for a swimming pool, but ultimately the high cost of maintaining a pool can actually detract from a home's sale.

Before you commit to any outdoor improvements, do your research to determine what upgrades can bring the most return on your money when it comes time to sell.

Is Remodeling Really Worth It?

According to Remodeling Magazine's 2006 survey, the average remodel will net you a hefty percentage of your original investment. For instance, the addition of a deck could net you as much as 90% of your investment. Or, if you are thinking of something a little more upscale, say a patio with a fully functioning kitchen, you could see even greater return. Just be sure to lay something more attractive than a slab of concrete—and consider a cover to protect the appliances and patio.

Professional landscaping can help a home sell faster and for more money. However, you need to keep up with its maintenance to really make your money back. And be sure to start with the right materials. A proper irrigation system and efficient mulching will keep your yard beautiful for years, but only if you hold up your end of the bargain, too! Weed, compost, and replant when needed.



Though lovely, water features like swimming pools, koi ponds, and waterfalls are expensive and can be difficult to maintain. And consider that on average, homeowners who install water features give up maintaining them within four years.

Whatever improvements you intend to make to your yard, quality work will ensure that your family, as well as future homeowners will have a lovely space to spend outdoors for years to come.



By the way...

I hope this information has been helpful to you. If you know someone who could also benefit from this type of information, or who is in need of a trusted real estate advisor, please forward their contact information to me so I can get in touch with them. I'm never too busy for your referrals.

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