

Turning your
house into
your dream
home

DOING IT RIGHT

With help from D4 Construction

Realistic Budgeting

The budget—starting point for any remodeling project.

Many homeowners decide, at some point in their lives, to remodel their homes either to enhance their lifestyle or to add value to their homes—whatever the reason it's a good idea to have a realistic budget and a plan of action in place before starting.

Balancing Dreams & Reality

When creating a realistic budget it's important to strike a balance between your dreams and financial reality.

Consider the following:

1. Your combined household income & expenses.
2. Savings & assets
3. Mortgage payments
4. Other liabilities—car payments, credit cards, credit lines, etc.

Be sure to spend some time looking ahead when creating your budget. Are there any big changes coming in your life that might significantly affect your cash flow?

A child getting married? A baby on the

way? New job? Possible job insecurity? Wage increase?

Once you have all the details down on paper it'll be easier to decide just how much you can afford to spend— or borrow— to complete your project.

The Footwork:

After determining how much you can realistically afford it's time to visit your local home stores to acquaint yourself with what's available within your budget.

Keep in mind the following questions:

- ⇒ Will that new tub fit through your bathroom door or your hallways?
- ⇒ Does the shower surround come in pieces or is there another way to get it where it has to go?
- ⇒ Will the new stove or fridge fit in the space you've chosen, will you be able to get it through the hallway or up the stairs?

Be sure to choose fixtures that will easily fit into the space you've chosen or you may find that their installation ends up costing you substantially more than they are worth or your budget will allow.



No remodeling project can be successful without a realistic budget.

Cutting Corners

Cutting corners to save a few dollars could result in a finished product that you're not happy with. There are ways to stretch a limited budget without risking the end product.



Cutting corners can be a bad investment

Consider using less expensive alternatives where performance isn't affected.

- ⇒Lighter weight carpeting
- ⇒Ceramic tiles instead of marble or slate
- ⇒Smaller baseboard
- ⇒Ask your contractor for ideas

Another alternative to cutting corners is to do your project in stages. This will allow you to get the results you want without unduly straining your budget. Your contractor can help you develop a master plan with timelines and expected costs.

Assuring ROI*

Cutting the wrong corners— sloppy work—inexperienced workmanship— can all send potential buyers looking elsewhere.

Improve the saleability of your home and increase your ROI* by using a professional remodeler, especially for larger, more complicated renovations

Upcoming Topics

- ⇒Pre-planning your renovation
- ⇒Quality or discount
- ⇒Finding the right contractor

For more information:

If you want to know more about remodeling your home within your budget or simply have remodeling questions or needs -call Mike Spruyt at 572-4812

The D₄ Guarantee



D₁ – Your job will be done for the price specified—there are no surprises or hidden costs.

D₂ – Your job will be completed the way you want it done.

D₃ – If you aren't satisfied with the finished product we'll fix it for free.

D₄– All work comes with a 2-year guarantee on all workmanship