

# Renovate Your Home To Add Value

## There are many reasons to renovate

Small-scale renovations (painting, paving and gardening) to major renovations (a new kitchen or bathroom) can improve the look, feel and value of your home. But adding value to a home isn't simply a matter of adding on the cost of your renovations. The market you're in, your neighbourhood and local demand will all influence how much your home is worth.

## Plan Ahead

This is the first and most important step. Thinking ahead helps avoid unexpected pitfalls. With home renovation, the secret to success lies in careful planning based on a solid understanding of what you want to achieve. It's also important to check with your municipal building department to make sure the renovations that you are planning comply with building codes and that you obtain any necessary permits.

## Consider a Contractor

Small-scale renovation projects can often be handled yourself or with the help of family and friends. For larger projects, dealing with a professional contractor may be your greatest protection against an unfinished job. An experienced contractor can provide cost advice and recommendations to fit your needs. It's always a good idea to get references. Also, check with the Better Business Bureau or Association they are registered with for past complaints or issues. Make sure you get a written contract that outlines your project in detail, including the cost, timelines involved and any warranties.

## Types of Renovations

- **Lifestyle renovations:** This might involve building a sunroom for pleasure or converting your basement into living quarters to meet your changing needs.
- **Retrofit projects:** Focus on your home's shell or mechanical systems. Examples are putting on new siding, upgrading your insulation, or replacing your furnace.
- **Maintenance and repair renovations:** Protect the investment you have made in your house by caulking windows, re-shingling your roof, or replacing your eaves troughs.

## Refinance Your Home

Once you have made the decision to renovate, you will need to establish how much you are able to spend. Talk to your Macquarie Financial mortgage specialist to discuss your options.

## Now it's easier than ever to refi your home!

Take advantage of the equity you have built in your home! Refinance with Macquarie Financial to fund your home renovation projects.

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