

Home Reno's Remodel or Sell?

If you're planning to refresh your home and hoping for a payback when you sell? Leave the old furnace alone and get out the paintbrush or tear apart the kitchen and bathroom.

A survey of members of the Appraisal Institute of Canada found sprucing up the interior decor was the renovation project with the best payback, and exterior painting was #4.

The appraisers' top 10 renovation projects with likely payback:

1. Interior painting & decor = 73%
2. Kitchen renovation = 72%
3. Bathroom renovation = 68%
4. Exterior painting = 65%
5. Flooring upgrades = 62%
6. Window & door replaced = 57%
7. Main floor family room addition = 51%
8. Fireplace addition = 50%
9. Basement renovation = 49%
10. Heating system replacement = 48%

Other Things To Consider For Approximate Payback:

- * Add a full bathroom 80%
- * Add a ½ bathroom 60%
- * Add a bedroom to a 3 bedroom home 75%
- * Add a bedroom to a 4 bedroom home 65%
- * Add a Garage up to 50%
- * Turn a basement into a rec. room up to 15%
- * Enclose a porch 50%
- * Install new exterior siding up to 75%
- * Landscape 50%
- * Add a patio 50%

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