

5 Projects That Lower Your Home Value

If you are planning on staying in the home for a long time – do what you want, whatever makes you happy. But if you plan to sell in the near future here is a list of 5 projects that you should skip that will take away from your resell value; from HGTV's Sabrina Soto. However if you are planning on staying for some time – do what you want, whatever makes you happy.

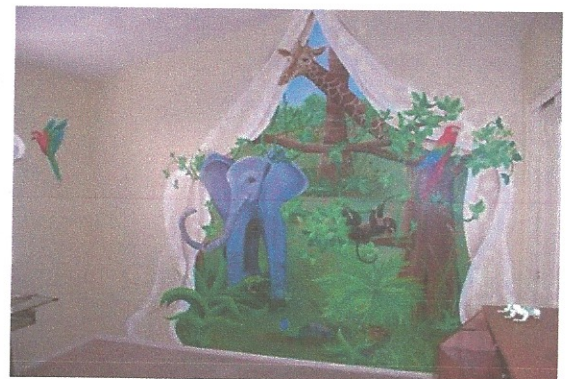
1. Converting bedrooms to other uses. If you have converted a bedroom in to a gym, closet or office; convert it back. If it says it is a 4 bedroom house the buyer wants to see a four bedroom house when they tour the open house, you need to take the guess work out of what the room's purpose is. Don't get rid of closets!



2. Hot Tubs. Not as many people are excited about hot tubs as you think – they just will see a problem they will have to deal with.

3. Textured walls and Trim. If you really think your trim needs painting – crisp white is the best. An unusual trim color just spells work for a potential buyer. The textured wall fad is over and is a real mess to sand down and paint. You want the house neutral for buyers, so they can picture themselves in the home.

4. Rooms with a theme mural. Children's rooms with wall to wall murals or dining area murals can be costly and best saved if you are planning on selling any time soon.



5. Landscaping. Don't over do landscaping – it may just scream high maintenance to potential buyers