

Real Estate

Sound Off: What remodeling projects add the most value to a home?

Updated: Nov. 30, 2020 3:21 p.m.



Q: What remodeling projects add the most value to a home?

A: I will use the term “remodeling” broadly, because some of the least expensive improvements a seller can make are very impactful, including new paint, landscaping, new light fixtures and refinishing hardwood floors. In terms of investing in significant remodeling, things that people can see, like kitchens and baths, add more value than things they can’t, like roofs and other infrastructure projects.

Today’s buyers almost universally want an open kitchen/great room so if walls need to be moved to achieve that, it’s worth it. The second priority is the primary suite, which ideally has a spacious bathroom and generous closet space.

Welcoming outdoor space, including lighting, a heating element and beautiful landscaping are more in demand than ever right now. Of course, any projects that add square footage to a home will add tremendous value, too.

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