



Cost vs. Value

Remodeling Projects

Midrange Homes in West South Central

based on
2014 numbers

PROJECT	JOB COST	RESALE VALUE	COST RECOUPED
Attic Bedroom	\$44,581	\$36,883	83.0%
Backup Power Generator	\$11,116	\$9,533	86.0%
Basement Remodel	\$56,110	\$51,586	92.0%
Bathroom Addition	\$34,835	\$23,281	67.0%
Bathroom Remodel	\$14,546	\$12,338	85.0%
Deck Addition (composite)	\$14,698	\$11,419	78.0%
Deck Addition (wood)	\$8,534	\$7,621	89.0%
Entry Door Replacement (fiberglass)	\$2,754	\$1,976	72.0%
Entry Door Replacement (steel)	\$1,100	\$1,112	101.0%
Family Room Addition	\$72,903	\$53,343	73.0%
Garage Addition	\$46,542	\$36,184	78.0%
Garage Door Replacement	\$1,425	\$1,076	76.0%
Home Office Remodel	\$25,738	\$14,969	58.0%
Major Kitchen Remodel	\$50,991	\$42,797	84.0%
Master Suite Addition	\$94,383	\$67,596	72.0%
Minor Kitchen Remodel	\$17,438	\$16,533	95.0%
Roofing Replacement	\$16,229	\$11,612	72.0%
Siding Replacement (vinyl)	\$10,387	\$8,234	79.0%
Sunroom Addition	\$68,811	\$39,648	58.0%
Two-Story Addition	\$145,496	\$107,034	74.0%
Window Replacement (vinyl)	\$9,348	\$7,213	77.0%
Window Replacement (wood)	\$10,230	\$7,722	75.0%

Upscale Homes in West South Central

based on
2014 numbers

PROJECT	JOB COST	RESALE VALUE	COST RECOUPED
Bathroom Addition	\$67,635	\$45,742	68.0%
Bathroom Remodel	\$48,627	\$35,430	73.0%
Deck Addition (composite)	\$32,675	\$22,332	68.0%
Garage Addition	\$77,036	\$50,222	65.0%
Garage Door Replacement	\$2,652	\$2,204	83.0%
Grand Entrance (fiberglass)	\$7,128	\$5,322	75.0%
Major Kitchen Remodel	\$104,706	\$73,054	70.0%
Master Suite Addition	\$211,488	\$132,573	63.0%
Roofing Replacement	\$28,948	\$20,128	70.0%
Siding Replacement (fiber-cement)	\$12,067	\$10,662	88.0%
Siding Replacement (foam-backed vinyl)	\$12,981	\$10,260	79.0%
Window Replacement (vinyl)	\$12,918	\$9,822	76.0%
Window Replacement (wood)	\$16,196	\$12,429	77.0%

Regional Data - West South Central

Austin • Dallas • Houston • San Antonio

Source: www.remodeling.hw.net

12 Tips for Hiring a

Remodeling Contractor

1. Get at least three written estimates.
2. Check references. If possible, view earlier jobs the contractor completed.
3. Check with the local Chamber of Commerce or Better Business Bureau for complaints.
4. Be sure the contract states exactly what is to be done and how change orders will be handled.
5. Make as small of a down payment as possible so you won't lose a lot if the contractor fails to complete the job.
6. Be sure that the contractor has the necessary permits, licenses, and insurance.
7. Check that the contract states when the work will be completed and what recourse you have if it isn't. Also, remember that in many instances you can cancel a contract within three business days of signing it.
8. Ask if the contractor's workers will do the entire job or whether subcontractors will be involved too.
9. Get the contractor to indemnify you if work does not meet any local building codes or regulations.
10. Be sure that the contract specifies the contractor will clean up after the job and be responsible for any damage.
11. Guarantee that the materials that will be used meet your specifications.
12. Don't make the final payment until you're satisfied with the work.



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