

# Ideas For Your Home Addition

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By building a home addition, homeowners can make their homes more livable, while also increasing its value. A home addition allows you to comfortably stay in a home and neighborhood you like without incurring the expenses and inconvenience of moving. The idea is to increase space by building on, up, out, down, or in any direction from the existing home structure in order to create additional living space and enhance the quality of life within your home.

The direction you build your addition in will depend on a few important factors. You will be able to pin point which direction is right for you once you understand the basics of home additions. Furthermore, consulting with a professional about what type of addition will work best for your home may also benefit you in the long run. However, there are several things you can do on your own and we recommend that you do. Below are a few helpful steps to guide you through the basics of home additions.

## *Ground Level Home Additions*

The first step is to sit down and think about all the ways in which you could expand your ground floor. For those that live on a thousand acre ranch this should be no problem, but most of us have a finite amount of space to work with. In fact, the majority of homeowners are constantly trying to maximize what little property they have. Expanding the ground floor is wise because it appeals to home buyers, should the time come for you to sell one day. Ground level additions are also convenient for households that have elders living in the house because it eliminates the need for difficult stairs.

If you do decide to go with a ground level addition, you will have to prepare for the addition to expand into your yard and change the shape of your home. The most common addition is the one that expands into the back of your yard. Many people will add a sunroom or extend their living area in this way. It is popular to do this because the addition won't change the look of your home from the street. For those of you with large yards you shouldn't have problem, however, if your yard is small you will need to determine property lines.

## *Second Story Home Additions*

Another popular addition is when you build onto the second story of your house, such over a garage. Building up is a little trickier because you will have to schedule your addition during cooperative weather conditions. During a second story addition there will be a time when a portion of your roof will be open and you do not want poor weather conditions entering into your house. Keep in mind, depending on the situation it is sometimes less expensive to build up because there won't be any need for foundation building.

Before considering a home addition, make sure that you take into account the hidden costs associated with a new home addition. It's really quite simple if you think about it. As size of your house increases, so will the amount of heat it will take to warm the temperature up. Likewise, you will need more cool air to keep the space cool. You might also have to re-carpet several rooms in your house to match the new carpet in the addition, and your furniture may need to be replaced as well. Be sure to consider the increase in bills beyond what the actual addition will cost you.

## *Entertainment Room Addition*

There are several reasons why one might be encouraged to add an addition to their house. Creating more space to entertain family members and friends is one very popular reason to do so. Entertainment rooms make for a great addition or remodel mainly because so much time is spent in this room. Your imagination can run wild when it comes to deciding on how your entertainment room will be designed and what you will put in it. Whether you add an entertainment room or just remodel one, the results are very rewarding to a home.

If you decide to add an entertainment room addition, you will be able to define exactly where and how you want it to turn out. Generally, entertainment room additions are added to the back of a home, in a place where the structure of the front of the home is not compromised. However, another consideration is to build the addition on the second floor of your house. This is becoming a popular place for entertainment rooms because families enjoy having two separate living areas, one for entertainment and one for conversations.

Aside from adding an addition, remodeling a room and transforming it into an entertainment room is also a great consideration. Homeowners are realizing that the traditional living area in most homes (built in the past 15 years) commonly includes a fireplace at the center of it. Having a fireplace in the middle of the room offsets the TV and furniture. By remodeling a second room and turning it into the "entertainment" room, you can enhance the TV viewing experience and also keep the natural flow of the original living room intact.

Home theaters are one of the many entertainment room possibilities. Some people are under the assumption that a home theater is a convenience that only wealthy people get to enjoy. The truth is that home theaters can be created even by those with a limited budget. In fact, it is very simple to create a home theater. If you have a large spare bedroom available it will work perfectly for this purpose. Generally, creating a home theater requires you to do some, if not all, of the following changes:

- Remove the drywall and wire the room for surround sound. Perhaps it is more budget friendly to just wire externally and hide cords along the corners of the floor or ceiling.

- Soundproof the room. This will enhance the audio environment and also hold the sound within that room and that room only. Soundproofing is very important for a home theater.
- Consider purchasing a prefabricated entertainment center, or having one custom built for your room. Obviously, having one custom built is going to cost a few more pennies.
- Consider stadium seating for a more enhanced video/audio experience. Do so by building a 9-12" platform at the back of the room.

In addition to home theaters, homeowners can decide to create a game room, wet bar and/or home gym. It is quite common for people to put all of these rooms into one and it usually becomes ones basement. However, it is also common to add an addition on to your house to accommodate to the extra space needed to create a game room, bar area and work-out room.

Games rooms can include many fun things such as dartboards, pool tables, ping pong tables, pinball machines and video game accessibility. Pool tables require a certain amount of space so be sure that the addition you build can accommodate to one if you plan on including it in your room. Ping pong tables, on the other hand, can usually be folded up and pushed up against a wall.

Wet bars go great with game rooms. They do a wonderful job of complimenting a game room by providing a place to store food and drinks while family and friends enjoy the excitement of the room. A wet bar offers a place to entertain and initiate conversation, as well as house a mini fridge, a pantry, a kegerator, and a liqueur cabinet. Keep in mine, due to the fact that basements have an abundance of space, wet bars work well in them.

Home gyms are another popular home addition and/or remodel. Everyone would like to enjoy a personal gym right in the comfort of their own home. Of course it's up to you how much you use it, but home gyms can serve to be very convenient for most people. It isn't very expensive to create a home gym either. Most of the cost involved with a home gym is related to the equipment that you want to use. However, you may wish to add some built in mirrors, a television and music system and a rack to hold your weights. Bottom line, a home gym remodel is a perfect entertainment room addition or remodel because it is economical and offers high-reward.

Lastly, the bathroom addition is another popular addition that is in high demand these days. Many homeowners enjoy including the bathroom additions with the entertainment room addition. A half bath works wonderfully in combination with an entertainment room because it allows guests to use this bathroom instead of wandering all around your house trying to find one. Half-baths do not take up much space, are efficient and can be an excellent compliment to any room.