



Design... Not To Sell

Remodeling Your Nest to Enjoy Now and Profit From Later

FLOORING AND COUNTERTOPS

If you have decided to put plans on hold to sell your home, or are purchasing investment property to keep for awhile, it may be an opportune time to consider remodeling. Not only will you gain the satisfaction of an enhanced home environment, you may be able improve your investment at a lower cost during a down market. And, if you focus on areas proven to bring the highest return at re-sale, you will be building equity for the future.

To remodel your home now with the greatest return potential later, keep these factors in mind:

Remodeling materials should match the value of the home. Home values in Maui would place most residences in an exclusive price range. Today's popular upscale materials- such as granite, stone, and marble- are available for just about every budget level, and will be expected by future home buyers. A kitchen or bath can take on a whole new look simply by replacing counter tops and cabinets. Higher end homes will most likely see a positive return by a total remodel of these areas. Don't forget to look down...worn flooring or carpeting can negate other improvements you make.

Get professional help. While elite homes may warrant hiring a professional interior designer, large scale specialty building and remodeling companies, such as Exclusively Yours and Ceramic Tile Plus, have talented in-house project designers to walk you through each phase of your project and find the perfect materials at no additional cost

(or work with you and your designer). Celebrating their 30th year on the island, The Doran Family recently merged their Exclusively Yours showroom and Ceramic Tile Plus operation into a state-of-the-art, 47,000 square foot creative hub called the Maui Home Design Center, on the corner of Kaahumanu Avenue and Kahului Beach Road. Their focus is on the areas that have been proven to bring the highest return on investment in remodeling: kitchens, baths, flooring and custom cabinetry. Their Maui stock includes over a million square feet of stone and tile, including 145 colors of granite slabs.

Green is the Thing. The Maui Home Design Center is a great place to learn about cost-effective renewable materials, such as cork, bamboo and other sustainable wood. They also carry durable, soft carpet made from recycled plastic, and recycled glass tiles. Their top-of-the-line cabinetry, such as Rutt (which is installed in the White House residence) and Wellborn, are "green certified."

Save Money on Labor and Materials. Since not as many people are shopping in our down economy, you can often find great sales on home remodeling materials. A couple of years ago it was difficult to get a contractor to return a call, now many are searching for work. Ceramic Tile Plus and Exclusively Yours have a reputation for outstanding customer service, and will provide contractor referrals, helping your project move along and finish on time.

You can make wise investment choices in every type of real estate market, including remodeling your home now for future equity.



About the Author: Celebrating 30 years on Maui, The Doran Family businesses, Ceramic Tile Plus and Exclusively Yours, have been the leaders in the tile, stone and granite industry, providing Maui's homeowners, contractors, architects and designers a vast array of hand selected inventory from around the globe. The Doran family, including Father, James Doran, Jr., son Jim, and daughter Ellie, along with their marvelous team of talented design, sales and fabrication staff invite you to our new home located in the Maui Home Design Center (25 South Kahului Beach Road- across from the Queen Kaahumanu Shopping Center). Home of: Exclusively Yours Design | Ceramic Tile Plus | Hawaii Stone & Tile | 25 South Kahului Beach Road | Kahului, Maui, Hawaii | 96732 | 808.871.7595 | fax: 808.871.7059 | www.exclusivelyyoursmaui.com | www.ceramictileplus.com

Exclusively Yours

