

*Summertime brings more daylight and more time for home improvements and maintenance.*

This is especially true in 2020, as more people opt to stay at home amidst the COVID-19 pandemic. As you go about your home improvement projects, keep these do's and don'ts in mind, as they can all have potential affects on your home's value.

## DO...

### DO REPLACE AN OLD THERMOSTAT

Maintaining a cozy home temp while you're at work or sleeping wastes money and energy. Upgrade your thermostat to one that you can program for energy cost savings.

### DO REMOVE CABINET DOORS WHEN PAINTING

Painting your kitchen cabinets pays off big at resale — it's a small investment for a big "wow." But you should resist the urge to save time by painting with the doors on. Because no matter how hard you try, it's not going to look good.

### DO WATER GRASS IN THE MORNING

It may seem smart to water in the evening. But without sun to evaporate it, water is more likely to cling to grass at night, promoting fungus. Instead, water in the morning when the air is cool, the sun is arriving, and there's less wind than midday.

## DON'T...

### DON'T TEAR OUT ORIGINAL ARCHITECTURAL FEATURES

Custom millwork, tin ceiling tiles, and mid-century modern brick give your home its character, so keep them if you're remodeling (assuming they're not in awful condition). Buyers appreciate these one-of-a-kind details and preserving them sets your home apart.

### DON'T PAINT EXTERIOR BRICK

Brick needs to breathe. Paint chokes it. Paint can destroy the brick and mortar and even cause the foundation to crumble. Talk about a hidden cost!

### DON'T FLUSH "FLUSHABLE" WIPES

Despite the name, most flushable wipes don't disintegrate, even after 10 minutes (compared to a few seconds for toilet paper). Save your sewer — and your wallet — and toss these wipes in the trash instead.



Need more tips on how you can maintain your home while preserving its value?

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