

SELLING AN APARTMENT?

Tips for upgrading the property without going bankrupt



Selling an apartment?

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The real estate industry is on fire, and the volume of transactions for the purchase of residential apartments is now at a peak. Along with the new apartments being sold, the bulk of the market actually belongs to second-hand apartments.

The best-known option for upgrading the property is renovation, but not everyone wants to enter the process that turns the house into a construction site, costs quite a bit, and often creates tensions in the family unit.

Extensive renovation is not the only option, and there are other ways to upgrade the property with a much smaller financial investment, in a very short schedule and most importantly - without much hassle.



There are small things that can quite easily make a big upgrade in the apartment or give it a new look, and at the end of the day can also upgrade the property value and price.

'A POWER WALL' - take part of an existing wall in the living room or elsewhere in the apartment and make it a new focus. how? By gluing bricks, special stones, concrete example and other examples. Today you do not have to use whole stones, and there are materials that can be easily pasted on any surface. This is a significant addition to the apartment space on a low budget and one-day job.

FLOORING - There are quite a few accessible options of gluing ceramics to existing flooring. The floor is the look of the whole apartment, and changing the flooring through gluing will give the whole apartment a whole new look. This is a job that can last about a week, and an expense of a few tens of thousands of shekels.

KITCHEN - Only a door to the closet - replacing an entire kitchen will cost quite a bit of money and will take quite a bit of time. To refresh the look of the kitchen, the cabinet doors can be replaced in a relatively short and cheap manner, which will give a new look. Alternatively, the cabinet doors can be painted.

LIGHTING - Sometimes purchasing a new light fixture, renovation of lighting fixtures in other places in the house and even replacement of bulbs themselves for strengths, even replacing the bulbs themselves to strong, white or yellow can make a significant difference. Again, this is not a significant expense.

To sum up these options, it is possible to upgrade the apartment/house in a variety of ways and with a varying budget to try and improve the property value and price. A final tip also related to the renovation industry and proper conduct with the professionals: Any work over NIS 43,000 requires the employment of a licensed renovator, registered with the Registrar of Contractors in the relevant classification. This means that there is a responsibility and there is a place to complain if a problem arises. This is a professional who studied, passed tests and received a certificate. All you have to do is ask the professional to present you with the certificate and check that it is valid.