

Thinking About Building Your Own Home (New Build)?

Building a Custom Home

A lot of people dream about building their own home from the ground up. They want that perfect kitchen with a large island, marble counter and gas stove. Or perhaps its that 3 car garage for the project car you've dreamed of working on. However, building a home can be quite a challenge, and expensive. So do the benefits outweigh these challenges?

Here's Some Pros and Cons

A [recent article from realtor.com](#) outlined a few of the pros and cons of building your own house (versus purchasing an existing property), including:

- **Pro:** Less maintenance. When you build a home, everything is brand new. That means you're much less likely to have to deal with any significant maintenance or repair issues in the early years of living in your home—which can save you time, money, and frustration.
- **Con:** It's generally more expensive. Building a home typically costs more than buying an existing home—so if you want to build a home, you'll need a bigger budget than if you were to buy an existing home of a similar size.
- **Pro:** You get to design and build your dream home that is BRAND NEW and all you. From flooring, to tile, cabinets, and layout.
- **Con:** More time-intensive. Depending on the size and complexity of the home, building a house could take anywhere from months to years. Home builds are also

notorious for running into delays and taking longer than the builder or homeowner originally anticipated—and waiting that long for their home to be move-in ready just isn't feasible for some people.

#1 Custom Home New Build Tip

Find a Real Estate Agent BEFORE you meet with a builder.

If you are looking for the best piece of advice when it comes to deciding between an existing property and a new build, find a REALTOR. Many custom home builders will tell you that you do not need a real estate agent to represent you, and this is true. You can build a custom home without representation, but remember the Builder's sales agent is not there to protect you. They represent the builder and their interests. Plus when you buy a new home, the REALTOR's services are **FREE** to you. The builder has already worked these fees into your price and while a free appliance may seem like a tempting offer from the builder in lieu of an agent, make sure your interests are represented by contacting a real estate agent.

What does this mean for you?

Building a home is a big decision. There's no right or wrong choice, but if you've been thinking about building your own home, it's important to understand both the benefits and the drawbacks—so you can make the best decision. Whether you build that custom home, or want to look for an existing one, you need a Real Estate Agent. Contact our office TODAY to be connected with an agent who will make sure you find or build your perfect home.

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