



# MAXIMIZE YOUR BUDGET WITH THESE 10 DIY UPGRADES



Are you ready to make your dreams of a new construction home a reality, but have found that some of the upgrades are a bit out of your budget? Why not do it yourself? A bit of creativity and determination can help you upgrade your home without breaking the bank. DIY projects like painting the walls, replacing hardware, and installing crown molding, can significantly improve the look and feel of your home. These simple and affordable upgrades can help you personalize your home and reflect your unique style and taste. By tackling these projects on your own, you can save money and be satisfied knowing that you upgraded your home with your hard work and creativity. So, don't let a limited budget hold you back from creating the home of your dreams - get started on your DIY upgrades today!



**We Buy Here. We Build Here. We Live Here.**

# IT'S ABOUT COLOR

A new coat of paint on the walls can completely transform a space and give it a fresh, updated look. It's an affordable way to upgrade your home and make it your own. By selecting a new color scheme, you can create a warm and inviting atmosphere in any room. Finding the perfect color palette for your home can be challenging, but it's also a fun and exciting part of decorating.

**Here are a few tips to help you get started:**



**Start with inspiration:** Look for inspiration in nature, art, fashion, or even travel. Consider the colors you are drawn to that make you feel happy and relaxed.

**Use a color wheel:** A color wheel is a great tool to help you understand color relationships and choose a cohesive color palette.

**Pick a dominant color:** Choose a dominant color you love and build your palette around it. You can also choose a neutral color such as beige, gray, or white and add pops of color with accents.

**Consider the lighting:** The lighting in your home will affect the way colors look, so make sure to test paint samples in the rooms where you plan to use them.

**Create a balance:** To create a harmonious color palette, consider using different shades of the same color or selecting colors opposite each other on the color wheel.

With these tips, you can find the perfect color palette for your new home and make it feel personalized, comfortable, and stylish.





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## UPDATE LIGHTING FIXTURES

Updating your lighting fixtures is another project that can significantly impact the look and feel of your home. By replacing fixtures with newer, more stylish options, you can give your rooms a fresh and modern look. This is an easy and affordable way to make your fixtures match your style and home decor. With a little time and effort, you can transform your lighting fixtures and create a warm and inviting atmosphere in any room.

**Here are three ways to update light fixtures:**

**Paint:** You can use Rust-Oleum spray paint to give your light fixtures a new coat of paint and change their color. This is a quick and easy way to update the fixtures and make them match your decor.

**Replace the shades:** If you have fixtures with removable shades, you can replace them with new shades in a different style or color.

**Add dimmer switches:** Installing dimmer switches on your light fixtures can allow you to adjust the brightness of the lights, creating a warm and cozy atmosphere in your home.

With a little time and effort, you can transform your lighting and create a functional and stylish home.

## REFRESH YOUR CABINETS

**Add new hardware** - Replacing the cabinet hardware is a quick and easy way to update the look of your cabinets. You can choose new knobs or handles in a different finish or style to add personality to your cabinets.

**Paint or stain** - Giving your cabinets a fresh coat of paint or stain can instantly transform the look of your kitchen or bathroom. You can choose a new color that matches your decor or go for a bold statement with a pop of color.

**Add molding to the cabinets** - Installing crown molding at the top of your cabinets can add a touch of elegance and sophistication. This simple addition can make your cabinets look more custom and high-end.

With these upgrades, you can dress up your basic cabinets and create a stylish and unique look.



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# REPLACE HARDWARE

Replacing hardware items can give your home a fresh, updated look and make it more functional and comfortable.

**Some examples include:**

- Door knobs and handles
- Cabinet knobs and handles
- Drawer pulls
- Hinges
- Door locks
- Window hardware
- Bathroom fixtures (e.g. faucets, shower heads, towel bars)
- Light switch and outlet covers
- Staircase hardware (e.g. balusters, newel posts)
- Furniture hardware (e.g. legs, handles, knobs)

These updates can range from simple and affordable to more elaborate and high-end options. You can often find great deals on hardware by shopping on Facebook Marketplace, thrift stores, or taking advantage of sales at your local hardware store.







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## INSTALL CROWN MOLDING



Crown molding is a decorative trim installed along the top of your walls, near the ceiling, that creates a seamless transition between the wall and ceiling and adds character and dimension to a room. Installing crown molding yourself can be a cost-effective way to give your home a touch of luxury and elegance. Crown molding comes in various styles, materials, and sizes, so you can choose an option that fits your style and budget. Whether you choose a simple and understated design or a more elaborate and ornate option, crown molding can help your home look beautiful and polished.

## ADD SHELVING

No built-ins, no problem!

Whether you break out your tools and build your own or get crafty with your after-market finds, shelving can truly transform your space. Install floating shelves or built-in bookcases to maximize storage and add interest.

For example, by connecting two simple bookshelves with adding a console table and shelf across the top, you can create a unique and attractive entertainment center for a fraction of the cost of its big-box counterparts.

The options are limitless when adding personal touch and style to your space. Additionally, you can achieve a high-end look without breaking the bank by using inexpensive materials like reclaimed wood or inexpensive shelves from a store.





# CREATE ACCENT WALLS



An accent wall is painted or finished differently than the rest of the room. This can be done using a bold color, different pattern wallpaper, or textured material. Accent walls are a popular way to add visual interest and drama to a room without making a significant investment. They also can help to create the illusion of depth or texture in a room and can be a great way to experiment with color or pattern in a space.

## Here are a few of our favorite ways to create an accent wall:

**Paint:** Choose a bold or contrasting color to paint one wall in the room. This will create an eye-catching pop against the other walls.

**Wallpaper:** If you're looking for a more textured look, wallpaper is a great option. Choose a patterned or textured wallpaper that represents your personality and adds depth and dimension to the wall.

**Wood paneling:** If you're going for a more rustic or natural look, wood paneling or the ever-popular shiplap design is a great option. You can choose from pre-fabricated panels or install individual boards yourself.

**Stone or brick:** If you want a more industrial look, consider installing stone or brick tiles to create an accent wall.

**Gallery wall:** Creating an accent wall doesn't have to be permanent. You can create a beautiful gallery wall by hanging a collection of pictures, prints, or other artwork. This is a great way to add personality and creativity to the room.



No matter which option you choose, consider the room's overall design style and choose an accent wall treatment that complements it.



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## UPSTYLE YOUR FLOORS



When buying a new construction home, upgrading your flooring can feel like the last thing on your list. However, investing in or DIYing your oversized area rugs can change the entire feel of your new home. Area rugs can help define different living spaces in an open-concept home and add texture, color, and pattern to a room.

You can choose from a wide variety of materials, such as natural fibers, synthetic blends, or even vintage rugs, to create the look and feel you want in your home. Overall, incorporating area rugs into your new home can be an affordable and easy way to create a warm, inviting, and personalized living space.



## YOUR LANDSCAPING

DIY landscaping projects can be a great way to increase your property value and enhance your home's curb appeal. Here are some of the best DIY landscaping projects to consider:

**Garden beds:** Create a beautiful garden bed by adding flowers, shrubs, and plants that complement your home's architecture. Northern Nevada is known for its semi-arid climate with hot summers and cold winters. Some of the best plants for this region include:

- Sagebrush
- Rabbitbrush
- Yucca
- Perennial wildflowers like Nevada bluebells and purple penstemon
- Ornamental grasses like blue fescue and purple needlegrass
- Fruit trees like apricots, peaches, and pears

It's essential to choose plants that are drought-tolerant and able to withstand the region's harsh conditions. Before planting, it's also important to consider the amount of sunlight and soil type in your specific area.





**Pathways:** Lay down a pathway made of pavers, stones, or pebbles that lead from your front door to the sidewalk or street. Designing garden pathways can be a fun DIY project that allows you to incorporate memories and creativity into your outdoor space. Consider incorporating your kids' hands or footprints, trinkets collected from a special vacation like seashells, or incorporating up-cycled glass. You can even create a magical fairy garden that adds character and charm to your yard.



**Tree and shrub planting:** Plant trees and shrubs that provide shade and beauty to your property. You can also add landscape lighting to highlight their beauty.

**Patios and decks:** Create an outdoor living space by building a patio or deck in your backyard. This will provide a space to entertain guests and enjoy the great outdoors.



**Water features:** Installing a water feature such as a fountain, pond, or stream can add a calming and peaceful element to your yard.

**Vertical gardening:** Create a vertical garden by adding planters to a wall or fence. This is a great way to add greenery to a small space.



These DIY landscaping projects can be done over time and adjusted to fit your budget. Additionally, by incorporating your style and creativity into your landscaping projects, you can create a unique and beautiful outdoor living space that enhances your property value and curb appeal.

\*\* If you live in an HOA community, it's important to make sure to check your landscape requirements and file any necessary applications before making changes to any of your current landscaping.



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## UPDATE YOUR FURNITURE

New House New You...New Furniture?

While buying all new furniture may not be in the cards, upcycling your existing furniture is an affordable way to make a big impact in your new home. Whether you refinish, reupholster, or add custom touches like built-ins or new hardware, there are many DIY options for updating your furniture to suit your new home.

**Here are 3 ways to upcycle your furniture:**

**Paint or Stain:** Give your furniture a fresh look with a new coat of paint or stain. Choose a color that complements your decor, or try a fun pattern or design.

**Reupholster:** Reupholstering a piece of furniture can completely transform its look and feel. Choose a new fabric that fits your home and bring an old piece of furniture back to life.

**Add Decorative Details:** Add decorative details to your furniture, like decoupage, stenciling, or decals, to give it a unique touch. You can also add shelves, drawers, or other functional elements to make it even more useful.



# ROLL UP YOUR SLEEVES AND DIVE INTO YOUR NEXT DIY PROJECT!

If you're eager to personalize your new home on a budget, then taking on DIY projects is a great way to do so. Whether tackling a furniture update, landscaping project, or just adding new hardware to your cabinets, you'll find that these small changes can significantly impact your new home. So, grab your tools, get creative, and start making your new home truly your own!

Ready to start your new home journey?

**Let's Chat!**

Disclaimer: Any major changes to your home can potentially void or change your warranty. Be sure to review your warranty policy or check with your warranty provider before beginning any work.



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