



# 2011 Fall Newsletter

Jarman Homes is proudly building in the following communities:



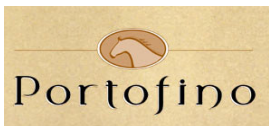
Homes from \$235-\$600's



Homes from the 300's



Homes from \$365-600's



Homes from \$285-\$600's



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## Ask the Builder: Is it best to remodel or build new?

In today's housing market you may be finding yourself asking- Is it best to remodel my existing home or build a new one. Unfortunately there is no easy answer to that question. The answer is as individual as your tastes are. To weigh the pros and cons consider the following:

If you like where you currently live and are simply needing or wanting to update your existing home or add more space, renovating might be the best answer. Be aware renovation is often more costly per square foot than buying or building new. Depending on the type of renovation, your value will increase on average of 60-80% of total cost. However, if you have a great lot or want to stay in your existing neighborhood, renovating might make more sense right now. To remodel or add-on to an existing space you should always consider discussing your overall scope with a licensed contractor. Discuss how the home can be secured during construction and how renovation will affect the overall flow of your new space, permits needed, and costs.

Be aware that unlike new construction, there could be unwanted and costly surprises during remodeling like rotten wood, bad wiring or plumbing, original plan not built to code, etc. For this reason, having a licensed contractor with experience can

really be beneficial when discussing all possibilities and risks before beginning.

On the other hand, if you want more space with updated features and fixtures and don't mind moving, buying or building a new home may be a better alternative. It is definitely a great time to buy a new home right now with incredibly low interest rates and abundant lot opportunities.

Another factor to consider if buying a new home is if you have to sell your existing home first. A good "buyers market" translates into a tough "seller's market". You have to consider how long it may take you to sell your existing home before thinking about buying a new one.

If you do need time to sell your existing home and prefer a more "custom" approach you may want to consider building a custom home. Building a custom home doesn't necessarily mean building an expensive home. "Custom" simply means building the home to your exact tastes and specifications. That could be as simple as using specific fixtures and finishes within the home to adding complex home technology like movie theatre rooms and whole house audio systems. "Green" building is

also gaining popularity with custom builders using environmentally friendly strategies to lessen housing's impact on the environment. The Energy Star program is a good example of implementing strategies for improving energy utilization in the home and in return saving the homeowner money long term.

Either decision you are considering, it is always recommended to discuss all your ideas and concerns with a licensed general contractor. A good contractor will help you evaluate the pros and cons and help you make a more educated decision. By hiring a contractor, they would be responsible for all permits, plans, liability insurance, scheduling, code requirements, and most importantly taking the stress off you, the client.

No matter what you decide- either buying, building, or remodeling, look no further than Jarman Homes. We have the knowledge and experience you need to turn your ideas into reality. Whether you want to ***build your Dream Home or turn your existing home into the Home of your Dreams, call Jarman Homes today.***



## Featured Home: The Marlin Plan



Lot 143 Mill Creek West  
 Price: \$259,900  
 2298 Heated Square Feet

### Featuring:

- Split Ranch plan with Bonus & Walk-in storage
- Oversized Garage
- Built-in Cabinetry in Family Room
- Spacious Laundry Room includes Folding Station.
- Large Master Suite with His & Hers closets
- Abundant Kitchen Cabinets with Granite Tops, & Tile Backsplash

## Joy's Favorite Selection Picks

1. Cumaru Hardwood Flooring- The choice of Brazilian Teak (Cumaru) is beautiful and functional. This flooring choice offers wonderful variations and rich tones yet is a harder wood than the traditional oak in order to help resist scratching.
2. Farmhouse (Front Apron) Kitchen Sinks- Farmhouse sinks are becoming a more popular option for both traditional and transitional settings. You can choose the more traditional fire clay sinks or the more contemporary Stainless sink option to pick up on the continuing popular stainless kitchen appliances. Just beware, a custom cabinet base will need to be made to house your new sink.



3. Kitchen Corner Cabinet Storage Solution- The new pull-out corner system is now available for right and left swing doors. The system comes with two trays that slide out with full swing shelves that bring the entire contents into the open and has a non-slip surface to keep items in



### Employee Spotlight: David Jarman-Head of Sales

His experience in “getting what he wants” and charming personality make him a perfect leader to our Sales Department. (Who wouldn't buy a home from this face??)

David enjoys building with Legos, wrestling with his brothers, and reading books. When asked what he likes the best about working with Jarman Homes: Working with mom and dad, meeting clients, and using his tape measure. Check out more of David's adventures on our Facebook page. ☺



## Building Buzz



HBAJC members have been busy this quarter sponsoring three big events. In August, the first annual Bowling for Build-Pac fundraiser was a big success raising funds to support Build-Pac. Members and Associates had a great time showing off their bowling skills. Build-Pac is a political action committee of the Home Builders Association that provides support for legitimate interests of the housing industry. Also in August, members got to see first hand the newest products and services at the Associates Showcase. The most recent event was the Annual HBAJC Golf Tournament held at Johnston County Country Club. Usually held in the spring, the new fall date didn't deter participation with over 34 teams playing and enjoying the great weather and facilities.



These are the days of Social Networking. Jarman Homes is quickly getting more and more involved in the Social Media culture. Be sure to look out for more avenues we will be delivering information regarding our ongoing projects, clients testimonials, home tours, and more. “Like” us on Facebook during the month of September/October and enter to win a \$25 gift card to Starbucks.



Save our Business Card to your contacts by scanning this QR code. Look for more Jarman Homes QR codes coming out soon that will include information regarding Available Homes, Promotions, and Upcoming Projects.