

# THINKING OF NEW CONSTRUCTION? KNOW THE BENEFITS OF AN EXISTING HOME FIRST



Brand new homes can cost more – sometimes up to 20% more than a similar existing home. All those fabulous amenities you saw in the model can really add up. Upgraded features are marked up heavily for the construction company's profit and can end up costing you far more than you ever intended.



Many new construction neighborhoods and developments are built far from necessary destinations like schools and your usual supermarkets and shopping centers. Also, if you're one of the first to move in, you're essentially going to be living in a construction zone for years to come.



Property taxes and HOA fees may be lower on an existing home because the infrastructure is already paid for.



If you're looking for a lovely, quaint, tree-lined older neighborhood that has a well-established community of neighbors, you won't get it for many years in a new development.



Often, new homes have less architectural detail and charm that many older homes.



New homes are built on smaller lots than most older homes. If you're looking for that big backyard – and lots of space between your house and the next door neighbor's – you may not find it in a new build.