



## **Sunday Column**

**By Kim Bragman, 2020 Chairman**

**3/08/2020**

### **How to Stay Focused on Your “Must Haves” List While Home Shopping**

When beginning the home search process it's easy to get caught up in the dream of the perfect home. Realistically, it can be hard to find everything on your “must have” list in one home, but you may be able to come close. Here's how to cut through some of the excess and ensure that you get the things you need.

First things first, make a list of all your “must haves.” If you have a spouse purchasing a home with you, sit down and create a list together of the top ten items most important to you both. From there you can decide which items carry the most weight. You could both require two sinks in the master bath, a spare room to use as a study, or a pool in the backyard.

Next, look at your list and figure out which items can't be changed without a large home improvement investment. These are items like the number of bedrooms, the floor plan and square footage. These items will end up being the cornerstone of your decision-making process. With your completed list in hand, figure out the priority of each item. Would you be willing to give up the office for a larger living area or skip on the perfect backyard for a great neighborhood? These can be hard factors to determine but doing so will prepare you to make the best decision for you and your family during the house hunting process.

When you're out looking at homes, bring your list with you to help stay on track. And share your list with your REALTOR® so he or she can assist you in finding homes that match your priorities. Your REALTOR® will also help you stay objective and focused so you don't get sidetracked by the aesthetics of a home and forget about your “must haves” list.

Remember, cosmetic items like flooring, lighting, and paint should not be deal breakers in the house hunting process. These changes likely won't break the bank and can be changed after you've moved in. Don't let these simple and affordable alterations deter you from a home that is otherwise your dream.

Lastly, once you find the home you want, take stock of the things you may want to change after you close, and estimate the costs. Consider if you are comfortable with those expenses, and if not, perhaps set yourself a timeline and budget for when you can make those changes. Remember, you don't have to do everything as soon as you move in. Ask your REALTOR® for recommendations on how to proceed.

For more information on buying, selling, or leasing your home visit [SABOR.com](http://SABOR.com) and use a San Antonio area REALTOR®.

###