



N AMY Shair's TRIANGLE NEWSLETTER

Fall Home Renovation Trends

This season, home renovation trends focus on creating comfortable, functional, and sustainable environments. Here are the top home renovation trends for fall 2023:

1. **Sustainable Upgrades:** Eco-conscious homeowners are embracing sustainable renovations. From energy-efficient windows and doors to smart home technologies, these upgrades not only reduce the environmental footprint but also lower utility bills.
2. **Biophilic Design:** Bringing the outdoors inside is a prominent trend this fall. Biophilic design incorporates natural elements like plants, water features, and natural materials to create a harmonious and calming living space that connects occupants with nature.
3. **Multifunctional Spaces:** With more people working from home, there's a growing demand for flexible and multifunctional spaces. Homeowners are renovating to accommodate home offices that can easily transition into guest rooms or play areas as needed.
4. **Earthy Color Palettes:** Warm and earthy color schemes are gaining popularity. Think shades of terracotta, deep greens, warm browns, and muted yellows. These colors create a cozy and inviting atmosphere, perfect for the autumn season.
5. **Outdoor Living Spaces:** As homeowners seek to extend their living areas, outdoor spaces are becoming more important. Patios, decks, and backyard renovations are trending, with emphasis on comfortable seating, fire pits, and outdoor kitchens for entertaining.
6. **Vintage and Retro Revival:** Nostalgic touches from the past are making a comeback. Vintage fixtures, retro wallpapers, and mid-century modern furniture are being incorporated into contemporary spaces for a unique and personalized touch.

When considering these trends for fall 2023, remember that personal preferences and lifestyle needs should guide your home renovation decisions. Working with professional designers and contractors can ensure your renovations align with your vision and the latest industry standards. If you need a recommendation for a designer or contractor to help you, give me a call!

Amy

Fall
2023



This issue:

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Market Watch



Eco-Friendly
Features for a
Greener Future



Selling Your
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Prepare Your Pets for Disasters

September is National Preparedness Month! You have a plan for your family to stay safe in case of a disaster but did you include a plan for your pets? Here are some reminders for your pets!

- Know what to do with your pets during an evacuation
- Develop a buddy system with neighbors, friends or relatives
- Have copies of your pet's vaccinations record, & make sure they are microchipped
- Build a emergency kit for your your pet, it should include:
 - Food & water
 - Backup leash & collar with id tag
 - A picture of your pet & yourself
 - Familiar items
 - Medicine
 - Pet first aid kit
 - Sanitation needs
 - Grooming Items

Hopefully you will never need to evacuate with your animals but its best to be prepared!



Market Watch

Leave it to the media to report only the negative aspects of a story. Interest rates are higher than we have seen in many years, but the number of homes listed is still way too low. Buyers are being picky and offering only on updated homes or homes priced appropriately for needed updates. But buyers are, in fact, buying since rents are high and many buyers are previous homeowners who do not want to become renters. This means most listings are selling quickly, but buyers are reserving the right to have inspections and negotiate repairs.

If you own a home and want to move, but have a very low interest rate, there are options we should discuss to leverage or access your home's equity. Once rates fall back into the 5% range, there will be a surge of activity and you might be better off moving now, whether you sell now or wait to sell.

Fall Bucket List

Kick off the season with a fun bucket list of your favorite fall activities.

- Make a scarecrow
- Eat a candy apple
- Go to a fall festival
- Carve pumpkins
- Make pine cone bird feeders
- Make Halloween cookies
- Roast marshmallows
- Go through a corn maze
- Make a thankful list
- Donate to a food bank
- Watch a Halloween movie
- Jump in a leaf pile
- Make leaf art
- Go on a nature walk
- Bake a Pie
- Attend the NC State Fair

Time to get your HVAC checked before Winter!

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In recent years, there has been a significant shift in the market towards sustainability & eco-conscious living. Homebuyers & homeowners alike are increasingly recognizing the importance of reducing their environmental impact & embracing eco-friendly features to create a greener future. Let's explore some of the top eco-friendly features that are shaping the way we live in homes.

Energy-efficient appliances, such as refrigerators, dishwashers, & washing machines, are designed to consume less energy while maintaining high performance.

Smart home technologies offer homeowners the ability to control various aspects of their homes remotely and optimize energy usage.

Low-Flow plumbing fixtures for water conservation is essential for sustainability, especially in regions facing water scarcity.

Rainwater harvesting systems collect & store rainwater for various non-potable uses, such as watering gardens.

Permeable paving materials used for driveways & walkways allows rainwater to seep through instead of running off.

Energy-efficient windows & insulation help maintain indoor temperatures, reducing the need for heating & cooling.

The rise of sustainable homes represents a positive step towards a greener & more environmentally responsible future. As homeowners & builders continue to prioritize eco-friendly features, we can collectively make a meaningful impact in the fight against climate change & work towards creating a more sustainable world for generations to come.

Selling Your Home During the Fall Season

Selling a home during the fall season offers unique opportunities and challenges. With the right approach, you can capitalize on the season's charm and appeal to potential buyers. Here are some tips to help you sell your home successfully during the fall:

- **Curb Appeal Matters:** Create a welcoming and attractive first impression by sprucing up your home's exterior.
- **Embrace Autumn Aesthetics:** Highlight the cozy and warm aspects of your home that are particularly appealing during the fall.
- **Keep Up with Maintenance:** Regularly maintain your property to ensure it's in good condition for potential buyers.
- **Showcase Fall Colors:** Incorporate fall colors into your home's décor.
- **Highlight Outdoor Spaces:** Autumn is a lovely time to showcase outdoor living spaces.
- **Maximize Natural Light:** As the days get shorter, it's essential to maximize natural light in your home.
- **Be Mindful of Temperature:** Keep your home at a comfortable temperature during showings, especially if the weather is cool.

Selling your home during the fall season can be a rewarding experience. By capitalizing on the season's charm and creating a warm, welcoming atmosphere, you can make your property stand out and appeal to motivated buyers looking for their next home.

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2023 

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