



Dream Bathroom Remodel Guide

(for Every Budget)

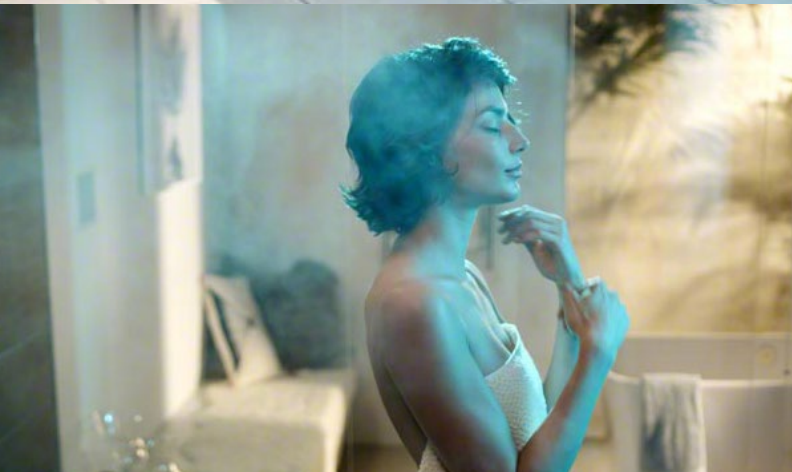
10 Options to
Consider Before
Starting Your
Bathroom Remodel

Contemporary bathrooms have become far more than the utilitarian spaces of the past.

More and more homeowners are moving beyond traditional bathroom designs to create a spa-like retreat where they can relax and unwind, while reaping several health benefits.

Remodeling your bathroom can improve your life as well as enhance the resale value of your home, and there's a steam system for showers and budgets of all sizes. But before you get started, it's important to understand your options and carefully consider what's involved in remodeling one of the most important rooms in your home.





Dream Big

How often have you dreamed of having a beautiful bathroom — a space that you're proud to show off, where you can de-stress after a long day, enhance your health and well being, and even add that “wow” factor for future resale.

Whatever your reasons for wanting to remodel your bathroom, dream big! Then make your plan.

Investing in a bathroom remodel is a big decision, but with a careful approach, you may be surprised to find that some of the most “dreamy” features are easier to accomplish and more affordable than you first imagine.



More Than Aesthetics

Your Health & Wellness

Everyone wants a beautiful bathroom, but your remodeling plans should extend beyond just appearance. Personal health and wellness are luxuries that top the list for a happy life, and that should also play a part in your decision-making process. For example, if you anticipate continuing to live in your home as you age, or an older family member will be visiting or even moving in, you may want to consider installing a step-in shower. Or perhaps your main priority is to transform your bathroom into a place of refuge — a relaxing, rejuvenating retreat where you can reduce stress, recover from your workout, promote skin and respiratory health, and enjoy a number of other benefits.

Increase Your Home's Value

Another important consideration is the potential increase in your home's value as compared to your remodeling budget. In a hot housing market, it's not unusual for sellers to recoup 100% (or more) of what they spend on bathroom remodeling, but it's important to choose wisely when deciding which features to upgrade. A bathtub, for instance, takes up a lot of real estate, and the fact is, many people hardly ever (or never) take a bath. It may make more sense to install a floor-to-ceiling steam shower, particularly if you're remodeling a master bath.



Logistics

Once you've dreamed big and considered the features you want based on aesthetics, health and wellness, and resale value, the next step is to think about the logistics, including your budget, plumbing, and space. The choices you make for your remodeling project will, at least to some extent, be dictated by all three.

It's important to allow a little flexibility in your budget for unexpected expenses — plumbing repairs, for example. Ensure that you know exactly how you will use the available space before you begin.

In addition, it's important to be realistic about your timeline. A full bathroom remodel is likely to take as long as four to six weeks.

10 Options to Consider Before Starting Your Bathroom Remodel

As you begin the remodeling process, you'll be making a lot of important choices, both in terms of design, as well as function. To help you sort out the most important options, we've put together this list of specific features to consider.



Wall Hung Toilet

A sleek, space-saving wall-hung toilet can be a great choice for a number of reasons.

In addition to being ideal for a small bathroom, there is no unsightly tank — the tank is installed behind the wall — and the toilet can be placed at exactly the right height. Because the toilet does not come in contact with the floor, it's easy to keep the area clean.

Installation of a wall-hung toilet requires opening the wall to install the tank system, attaching it to the studs, then refinishing the wall and mounting the toilet.



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About \$1,000, plus up to an additional \$1,000 for installation.

Bidet

While bidets are quite popular in other parts of the world, it's relatively uncommon to see one here in the United States — but Americans are catching on.

To put it delicately, the purpose of a bidet is for washing up after using the toilet. It allows you to get cleaner, without the skin irritation that can be caused by toilet paper.

A bidet uses your existing plumbing, making installation relatively easy and inexpensive.



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\$250 to \$700, plus an additional \$200 for installation.

Steam

A steam shower allows you to both indulge your senses and improve your health, right in your own home.

Whether you convert an existing shower stall into a steam shower or have a standalone, steam-ready enclosure installed, more and more homeowners are discovering the many health benefits of steam.

In addition to helping you relax and de-stress, steam helps clear sinuses, improve circulation, and cleanse skin by opening the pores.



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About \$1,250 to \$5,000 for the steam shower system. Add approximately 25% to the overall shower remodel for materials and labor needed.

Shower Enclosure

You may want to consider a low-threshold or no-threshold (curbless) shower stall, both for aesthetic reasons and for safety.

A no-threshold shower will improve the lines of your bathroom and not only make the shower easier to use but also easier to clean.

For a no-threshold shower, installation includes either a trench drain or shower floors that slope slightly toward the center.



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\$2,500 to \$5,000 for a typical shower with curb and door, and an additional \$500 to \$700 for a no-threshold shower.

Custom Sinks

A standard bathroom sink ranges from 29 to 36 inches high, depending on the type of sink and personal preference. To meet ADA requirements, the sink must be 34 inches high, with knee clearance at 27 inches.

When it comes to faucets, there are a variety of styles to choose from. If you're replacing the faucets on an existing sink, the most important thing to consider is that the new faucet matches the openings in the sink. Single-hole faucets are a good choice for a smaller sink, such as in a powder room. Center-set faucets, with either a single lever or two handles, can be fitted to three-hole sinks. Wall-mount faucets have been gaining in popularity, especially for use with freestanding or vessel type sinks.

When it comes to the type of sink that may work best for you, there are plenty of choices, including top-mount, under-mount, wall-mounted, pedestal, semi-recessed, washplane, vessel, and all-in-one sink and countertop. The type of sink you choose will depend on the look you're going for, as well as the size of the bathroom and how busy it is.



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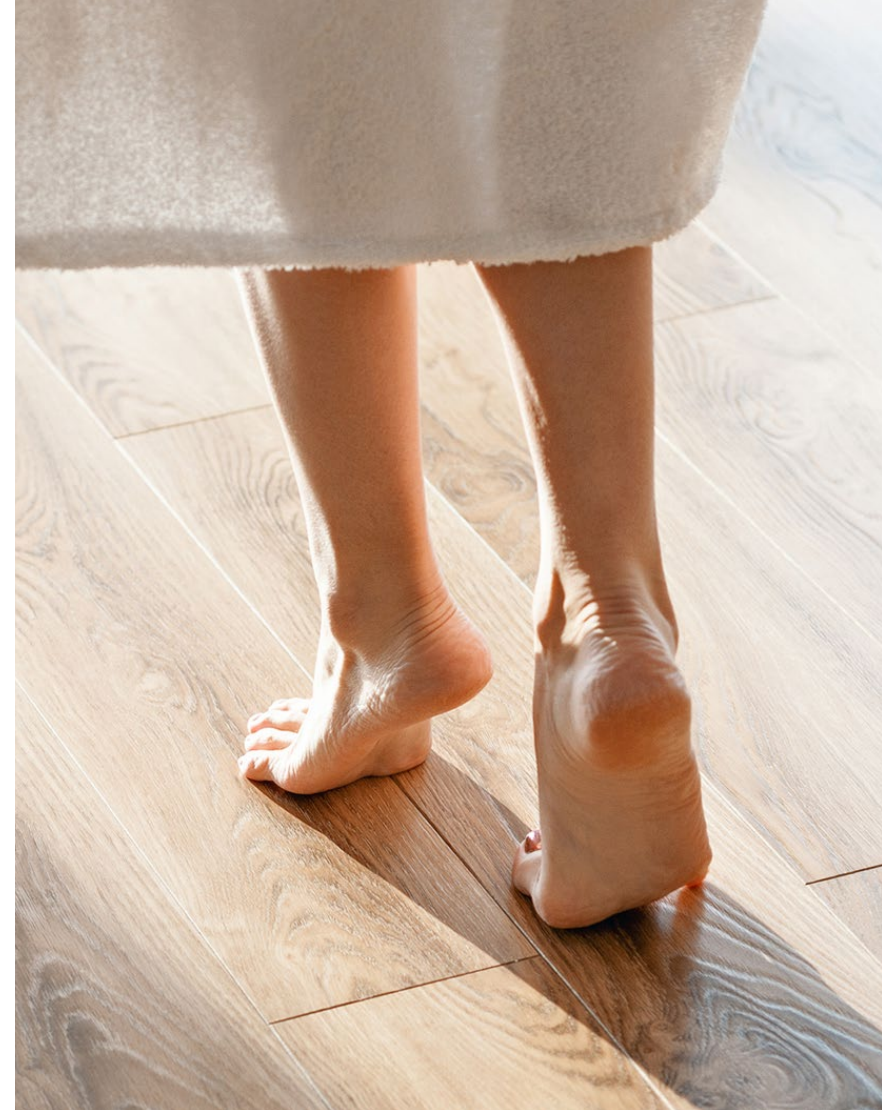
Varies widely, from less than \$50 to thousands; installation costs can also vary widely, from about \$250 to \$1,000-plus.

In-Floor Heat

If you've ever rolled out of a nice warm bed only to step onto an ice-cold bathroom floor, an in-floor heating system probably sounds pretty good, right?

Not only can a heated floor improve how you start your morning, but it can also increase energy efficiency — it heats up not only the floor, but the entire room.

Radiant heating systems for residential use are either electric or hydronic (hot water). Installation involves exposing the subfloor and installing grids for the radiant-heat wires. After attaching the radiant-heat cables, the floor can be prepared for tile.



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Ranges from \$6 to \$8 per square foot, plus installation costs.

Windows & Skylights

The type of windows you select for your bathroom remodel will depend partly on whether you opt for a spa enclosure or more traditional features.

A high bank of electrically operated awning windows works well for a steam shower. For a small area — either a smaller bathroom or your shower enclosure — you may want to consider installing a skylight, which will help maximize natural light.

Installing a skylight in an area that has an attic space above it will require constructing a light shaft and cutting a hole in the roof. After the hole is prepared, the window flashing is installed.

One of the most important concerns with skylights is the possibility of leaking, usually due to issues with installation.



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Varies widely depending on the style of window you select, from as low as \$150 to as much as \$1,200 for a vented skylight, plus installation ranging from \$300 for a tubular skylight to as much as \$4,000 for a vented skylight.

Smart Storage

It's important to consider your storage options when designing your new bathroom. You can add both elegance and functionality with built-in cabinets.

Vanities are available with both cabinets and drawers to provide lots of extra storage, including drawers large enough for storing towels and roll-out shelves for smaller supplies.



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Varies widely, from as low as \$50 to thousands.

Media & Music

Because the bathroom has become more of a living space, it's no surprise that many remodels include the addition of media such as Bluetooth, wireless speakers, and docking stations — all built into mirrors, vanities, tiles, and shower heads.

Splashproof TV screens can be recessed into a wall and covered with a fog-proof glass frame or even a two-way mirror that allows you to see your reflection when the TV is turned off.



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Ranges from around \$300 for a set of shower tile speakers to about \$2,000 for a mirror/TV.

Unique Lighting

It's important to think about the look and feel of your new bathroom, as well as functionality.

Wall sconces are a good choice for makeup lighting and also provide a more feminine look. For a large space where you want to make a statement, consider a chrome chandelier. Or get creative by layering your lighting, perhaps using decorative ceiling lighting over the tub along with light-up artwork.

For shower lighting, such as a light bar or recessed fixtures, it's important to ensure that the lights are designed for damp spaces.



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Many lighting options are very affordable. For example, recessed shower lights range from under \$40 to about \$150 each.



Before You Get Started...

Remember, start by dreaming big. Gone are the days when a bathroom was simply a utilitarian space. As our lifestyles have changed, the bathroom has become as much of a living space as any other room you spend time in. Ensure that your investment really pays off, adding value to your home as well as providing you with a sanctuary where you can wind down, de-stress, and enhance your physical and mental well being.

It's important to know the facts. Understand what you're getting into before you dive in. Consider your options and research the improvements that are most likely to pay off when you sell.



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