

11 ways to add value to your home

Improving your home is a smart way to increase its value. If you're planning a future move, the right upgrades can make a real difference.



Before you get to the point of putting your house on the market, it's worth taking stock and making any alterations that might boost your chances of achieving the asking price. From quick refreshes to bigger transformation projects, there are plenty of options to suit different budgets and timescales for moving up the housing ladder.

Bigger projects that can make a lasting impact

If you're ready to think long term, larger improvements can reshape how your home looks, feels and functions.

1) Add more space with an extension

An extension – whether it's a kitchen, loft or additional storey – can dramatically change the living space. Extra square footage is always appealing to buyers and often brings a strong return when it comes to resale.

2) Convert your loft

An unused loft is full of potential. Converting it into a bedroom, workspace or nursery lets you make the most of the space you already own, without extending your footprint.

3) Upgrade the kitchen

Kitchens tend to be a dealmaker (or breaker). If you can deal with the short-term inconvenience, adding a well-designed, modern kitchen can instantly increase the appeal of your property and remove the need for buyers to budget for immediate updates.

4) Refresh the bathroom

A stylish, practical bathroom adds comfort now and appeal later – win-win! Even a straightforward refit can give your home a more polished, contemporary feel.

5) Add an ensuite

If you have a generous main bedroom, creating an ensuite can be a great use of space –especially for families or busy households where morning routines can get hectic.

Boosting kerb appeal without major disruption

Not all value-adding changes need to involve changing your floor plans. A few thoughtful exterior updates can significantly improve first impressions.

6) Replace windows and the front door

New windows and doors can modernise the look of your home while improving energy efficiency and security – an attractive combination for future buyers.

7) Upgrade the driveway

A smart, low-maintenance driveway can be more appealing than a front lawn. Paving, gravel or tarmac can all enhance kerb appeal while adding practicality.

8) Add a porch

Often overlooked, a porch creates useful storage space for coats, shoes and bags – helping keep the rest of the home clutter-free.

Budget-friendly upgrades that still deliver

You don't need a large renovation budget to make noticeable improvements. Read on for suggestions if you're looking to make smaller, more economical changes.

9) Make the most of your garden

Outdoor spaces are increasingly important. Use those green fingers and do some landscaping!

A soothing water feature, greenhouse or raised beds help divide up an open green area. Plus, decking, seating areas or water features can transform even modest gardens into inviting places to relax or entertain.

10) Use lighting and mirrors wisely

Good lighting can change the mood of a room instantly. Mirrors help reflect natural light and make smaller spaces feel more open, while statement lighting adds character.

11) Freshen up the décor

A neutral palette keeps rooms feeling light and spacious. If you're thinking of selling, subtle styling with soft furnishings is an easy way to add warmth without overwhelming the space – or your budget!

Thinking about funding your improvements?

If you're considering remortgaging to help pay for home upgrades, our friendly advisers at Mortgages by Wellesley are here to help. We'll talk you through your options and help you decide what works best for your plans – now and in the future.

Get in touch today for clear, straightforward guidance.

Your home may be repossessed if you do not keep up repayments on your mortgage.