

## REMODELING

By Elizabeth Klicher

BEFORE AND AFTER

# MAKEOVERS DON'T HAVE TO BE EXTREME — OR DIFFICULT



Greg E. Theis Construction

### EVERY HOUSE HAS A STORY.

If this is true, then every remodeled house has a saga. Days of ripping out the old material, dust flying, maybe some critters scattering, bring new life and dimension to a beloved home.

For an inside view of the challenges and benefits of both major and minor remodeling projects, local builders who specialize in remodeling shared their tips and triumphs.

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## ELEGANT CURB APPEAL

After more than 30 years, this Sartell home had lost its curb appeal. New siding, roof, windows and transoms give the house a warmer tone while a new portico solves an old problem of rain dripping on the front step. The sidewalk of pavers draws guests to the prominent front entrance. Brick on the new fireplace chimney was stained to match the old brick facing.

In order to add a new dining room, builder Dale Gruber had to get a variance and the approval of a neighbor to move the property line four feet. Another challenge was installing a header in order to open a 14-foot expanse of wall to the new family room in the back of the home. The family room included a vaulted ceiling, fireplace and walk-out to a new paving stone patio.

The project took three months and was completed in time for a New Year's party.



## CABIN REMODEL

This cabin renovation by Dale Gruber, St. Cloud, involved gutting the entire 1960s structure and starting over. The kitchen was reconfigured for a view of the lake and included a combination of pine cabinets and paneling and dry wall to maintain the feeling of the north woods. In-floor heat is covered in ceramic tile and the furnace, freezer, washer and dryer are located conveniently behind the kitchen.

The remodel added another 1,000 square feet to the cabin and incorporated many energy efficient features, from a three-stage furnace to Krypton-filled windows to protect against UV rays and insulate in winter and summer against lake effect. An energy-efficient water heater will heat water only when needed.

The kitchen opens to the family room for easy living and entertainment. Extra counter space with the kitchen island and side counters make dining easy, too.