

Buying a Home With a Pool

Purchasing a home with a pool can be an exciting prospect, offering the allure of relaxation and recreation right in your backyard.

Realtors told Business Insider that in-ground pools have grown more popular than ever since the pandemic, especially in Silicon Valley. However, it is essential for homebuyers to be well-informed about the responsibilities, considerations and potential implications that come with owning a property with a pool.

MAINTENANCE AND UPKEEP

Pools require regular maintenance to ensure their safety, cleanliness and longevity. Homebuyers need to know or learn about the necessary tasks including pool cleaning, water testing, chemical balancing and equipment maintenance.

SAFETY REGULATIONS

Pool safety is paramount, particularly for households with children or pets. Homebuyers should be aware of local safety regulations and codes regarding pool barriers, fencing and safety features



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Home Buyer Rebates

A home buyer rebate, also known as a buyer's rebate or a buyer's commission rebate, is a financial incentive offered by some real estate agents or brokers to home buyers. It occurs when the real estate professionals return a portion of the commission they receive from the seller to the buyer. Home buyer rebates provide financial benefits to buyers to help them with closing costs, down payments or other home-buying expenses.

such as pool covers or alarms. Arming yourself with this knowledge can help avoid legal issues and provide peace of mind.

Other contributing factors to a secure pool environment are ladders and handrails that are in good condition.

INSURANCE AND TAX CONSIDERATIONS

Homeowners insurance for properties with a pool may have specific requirements and considerations. Review your insurance policy or consult an insurance agent to understand coverage options,

potential increases in premiums and any additional liability protection needed.

RESALE VALUE AND MARKET APPEAL

While a pool can enhance the enjoyment of a property, it can also affect the home's

resale value and market appeal. Some homebuyers consider it a valuable asset while others see it as a liability. Prevu reports that real estate experts say that homes with pools sell for 5% to 8% more than comparable homes without pools. Evaluate local market trends and preferences.

Understand that the maintenance, upkeep and energy costs associated with a pool may affect the overall desirability and potential selling price of the property.

PERSONAL LIFESTYLE

Buying a home with a pool should align with the homeowner's lifestyle and preferences. Reflect on how often the pool will be used, the climate of the area and the personal enjoyment of swimming or outdoor activities.

Assessing the long-term commitment to pool maintenance, potential privacy concerns and the available space for other backyard activities are other important factors in deciding whether to buy a home with a pool.

Purchasing a home with a pool can provide years of enjoyment and relaxation if it aligns with a homebuyer's lifestyle and willingness to perform the necessary maintenance.



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HOMEWISSE GLOSSARY

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Subordination clause: A clause in which the holder of a mortgage permits a subsequent mortgage to take priority. Subordination is the act of yielding priority. **SOURCE:** MLS.com

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