

# Good Reading

RESOURCES FOR EVERY STEP IN REAL ESTATE

## Buying

### Choosing between old and new houses

If you're not sure, consider questions like location and durability

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**3. Cookie cutter.** Newer homes tend to look like a home you'd find anywhere else because builders "use standard millwork trim and details not associated with local environments," says Michael Frederick of **Frederick + Frederick Architects** of Charleston, S.C. "All start to look like anywhere, nowhere."

**3. Environmentally friendly.** Older homes were "designed to work with local environments," says Frederick. "They have windows that allow cross ventilation, porches that block hot summer heat, materials from local sources that give older houses a character that seem to belong to the area." Since these homes were built first, they were positioned to make the most of passive solar energy, which cuts down on heating bills.

Either they love the charm that comes with an older property, or they want the latest and greatest of everything.

But the rest of us are caught between the two options of old and new houses. Will an older home be too pricey to maintain? Will new construction be as durable? And what about location – are newer homes found only in the suburban fringes?

To help you along your house-hunting way, here are some questions for choosing between newly minted and gracefully aged.

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