



20 Super semi

A large extension totally reconfigures this semi-detached house. Skylights and internal joinery help define zones, and a modern take on a dormer floods the loft with light and gives sweeping views. By William Tozer; cost £88,000.

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USEFUL CONTACTS

3S Architects and Designers 3s-AD.com **Apropos** apropos-conservatories.com **Architect Your Home** architect-yourhome.com **Bauman Lyons Architects** baumanlyons.co.uk **BB Partnership** bbpartnership.co.uk **Dominic Stevens Architecture** 00 353 719 636988 **Eger Architects** egerarchitects.com **Eldridge Smerin Architects** eldridgesmerin.com **Enclosure** enclosure-architects.co.uk **Found Associates** foundassociates.com **GlasSpace** glasspace.com **Ian Hay Architects** ianhay.co.uk **The London Basement Company** tbc.co.uk **LP Architects** lparchitects.co.uk **Martyn Clarke Architecture** martynclarkearchitecture.com **Milk Studio** milkstudio.net **Morgan Harris Architects** morganharrisarchitects.com **Paul Archer Design** paularcherdesign.co.uk **Plastik Architects** plastik-architects.net **Point 3** pointthree.co.uk **RIBA** architecture.com **William Tozer Architects** wtad.co.uk

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"...floods the loft with light and gives sweeping views."

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Be inspired by more sleek glass extensions by logging on to livingetc.com/gallery and looking under **Outdoor Space**.

Creating new spaces

Get the stylish space you desire with a modern, airy addition – no moving house required

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ROOM FOR IMPROVEMENT Why move when you can improve? There are lots of reasons to extend, whether you want to create more space, add value to your home or just love the area in which you live. 'The increasing cost and hassle of moving combined with uncertainty in the property market makes staying put an attractive prospect,' says Hugo Tugman, co-founder of Architect Your Home. 'Many properties

have untapped potential, and renovations can make a home more enjoyable to live in as well as adding to its market value.'

BE AREA AWARE Before you plan that extravagant extension or costly conversion, it's crucial to talk to a local estate agent to find out what renovations are popular in your area. Every street has a ceiling value so don't over develop if you want to see a good return on your investment.

RESEARCH FIRST 'If your area is full of young professionals, family-friendly extensions are not the way to go,' says Michael O'Flynn of FindaProperty.com. 'Ask agents for examples of extended properties they've sold and how much they went for.' FindaProperty.com has access to the Land Registry's sold prices info, plus properties currently on the market. 'Plan wisely and you'll add more value than the amount spent,' adds Tugman. >