

EVERYTHING YOU NEED TO KNOW BEFORE STARTING A KITCHEN RENOVATION



EASY EXPERIENCE

The majority of problems we see at the KSA (Kitchen Specialists Association) can often be traced back to clients not being fully informed about what the process of installing a new kitchen involves. All too often client's have misconceptions about the cost, time line, preparations and payment.

Before you even start talking to kitchen companies you need to have a good understanding of what you want and how much you are prepared to pay. Start by doing your homework as to what aesthetics you like and what would work with the rest of your home. There are a multitude of finishes out there and you need to have an idea of whether you are looking for modern clean lines, country or traditional styling. Assemble a few pictures from magazines to give the kitchen company some insight into your tastes and style.

The next step is to set a budget. Most people underestimate just how much

a new kitchen costs. Bear in mind that it is recommended that 1/3 of the value of your home is invested in the kitchen and bathrooms. It is important to ensure your budget is realistic. The larger the kitchen the more it will cost. If you want to work with timber, granite, solid surfacing or engineered stone the cost will be higher than if you are looking at working with wrap, melamine and Formica.

The next step is to look at the basics that already exist in your kitchen and whether or not they need changing. Installing a new kitchen is a good time to look at upgrading your appliances, plumbing, electrics and lighting. If your appliances need an upgrade have an idea of what you want before approaching a kitchen company and have the necessary specifications of size and installation for them.

When looking to appoint a kitchen company we suggest you talk to three reputable companies. Look to protect



yourself by ensuring the company you appoint is listed with an industry association like the KSA. This will mean that the necessary background checks have been done on the company and that should anything go wrong you have recourse through the industry association.

Ensure you give the kitchen company an idea of your budget and the aesthetics you are looking for. Most people are reluctant to give a budget in fear of the kitchen company fitting their quote to the budget. Without an idea of what you are prepared to spend the kitchen company can't see if your budget will cover the style of kitchen you want. What they can do once they have your budget is to achieve the look you want with materials that will fit your budget. It is a good idea to ask the company to do two quotes, one using the whole budget with all the bells and whistles and another more conservative one coming in under budget. This way you can pick and choose those special extras you like from the expensive quote, add them to the conservative quote and end up with a happy medium.

Allow each kitchen company to do their own measurements and design. Don't take one design from company to company. Each company will have their own interpretation of your needs, your space and your budget. With three different options you will be able to choose the company that has best understood you and your space.

Most kitchen companies will charge you a fee for their drawings. This is usually refundable if you sign with them. It is standard in the kitchen industry to have a payment structure of 50% deposit, due on signing of the contract, 40% on delivery of the carcasses to site and the final 10% on completion.

It is your responsibility to ensure the old kitchen is removed before the kitchen company comes to site. Before your new installation begins you should ensure all structural, plumbing and electrical changes have been made. If gas or water lines need to be laid under the floor to reach an island unit this should also have been done.

A kitchen installation does not happen overnight and if you are having granite, timber, engineered stone or solid surface tops you should allow four weeks from the carcasses being delivered to site for the time line. It is important to note that should you, as the client, delay installation or make changes once the kitchen company are on site this will add to the four week time line as well as to the cost.

In conclusion protect yourself and your investment by working with an association registered company and have realistic expectations of cost and timeline.

