

YOUR HOME

Live. Maintain. Enjoy

VOLUME 1 ISSUE 2

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Spotlight Project A Place to Retire

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After inheriting a 1970's ranch home, Greg and Janice were not only faced with the task of cleaning out the home, but they also needed to determine what should happen with the property. After much thought, they realized this home provided an excellent opportunity for them to move from their three story row home to one floor living in a detached home. The only thing that stood in their way was tackling a whole house renovation.

For Greg and Janice this was no simple task. The home's limited square footage and 1970's architecture with low ceilings and

confined spaces were drawbacks. Working with Metzler Home Builders, they began to see the potential of this home meeting their desires. An addition to the home allowed for expansion of the floor plan and freedom in space planning. With the grandeur of higher ceilings and the welcoming Craftsman style design, this home became a place to retire.



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CREATIVE Storage Solutions

Open storage is a growing trend in custom home design, and entry rooms and mudrooms are often a great place to create this custom storage concept. This new design-trend does not necessarily replace the need for a coat closet, but instead is a compliment to the traditional means of storage.

At Metzler Home Builders, we have been incorporating these designs into our custom homes as well as our addition

and renovation projects. Many of these creative storage solutions include a bench seat and an open "locker" area with cubbies above. A simpler version of this concept is a bench and pegs layout. You can also incorporate a desk area into these designs to be used as a drop zone for keys, wallets and purses, or a charging station for your mobile devices. The possibilities are endless, and these solutions add stylish convenience to busy lives.



SPECIAL OFFER

Is your New Year's Resolution to get organized? Contact us for design ideas and a free estimate on adding built-in storage to your home.

Home Maintenance Tips

With the potential of winter weather coming our way, here are few things to have and prepare around your home.

- Concrete Safe Ice Melt – Make sure you buy the correct ice melt that is safe for concrete, to protect your porches and walks.



- Locate your Gas Vent and be sure to keep snow or ice from blocking the vent – as soon as the vent is blocked, your gas will automatically shut off as a safety measure, potentially leaving you in the cold and/or without use of your gas appliances.
- Be sure to keep your downspouts and swales clear so water can drain properly. After a measurable snow, if your downspouts and swales are blocked, a large rain can spell trouble. The water could potentially cause leaking around your foundation if the spouts and swales are not clear allowing them to direct water away from your home.

About Us: Our Distinctive Qualities Set Us Apart

Truly Custom

The term "custom home" is often loosely used, meaning a set style or floor plan with slightly different options or interchangeable features. The result ends up looking like many other "custom" homes. At Metzler Home Builders, we have a truly custom approach to your project. Your home should reflect your needs, your wants and your personality. We take your desires seriously, building you a home that is truly custom.



GET TO KNOW – Tim Zehr, Additions and Renovation Advisor, Senior Designer / Estimator

Tim Zehr has been employed by Metzler Home Builders since 1988. He guides our customers through the process of determining their needs and wants for their home, then creates an addition or renovation to fulfill those desires. When not working, Tim enjoys volleyball, golf and hiking. He lives in Strasburg, PA with his wife, Sharon, and three children, Ashley, Josiah and Nicole. Tim is a Certified Green Professional, a member of the Lancaster County Career and Technology Center's Advisory Committee for the Architectural CAD Course, and is a member of the Lancaster County Code Association.



Help Us... Help You...

Help Us

Are you happy with the work we completed for you? We would love if you would take some time to **"Help Us"** by leaving a review at any (or all!) of the following places:



Google Places – Go to <http://places.google.com/rate> and search for "Metzler Home Builders" to leave a review



Facebook – Go to www.facebook.com/MetzlerHomeBuilders, "Like" our page, and write a recommendation at the top right of the page under "Recommend this Place"



Angie's List – If you are a member, go to www.angieslist.com and search "Metzler Home Builders" to leave a review

Help You

We want to **"Help You"** by entering you in a drawing when you post a review or recommendation on one of the sites mentioned above. You will be entered in a drawing to win your choice, a \$100 Amazon Gift Card or a \$100 G.R. Mitchell's Gift Card! Drawing will be held on July 1, 2013.



Have your name entered into the drawing as many times as reviews you complete for us.

*Maximum 3 entries

*Multiple Reviews from the same household on the same site will only receive credit for 1 entry.

Thanks to those who have participated in our review program and congratulations to

Steve and Teddi Book

for winning a \$100 Gift Card from our January 1 drawing!

GREEN TIP

Practical Ways to "Go Green" Around Your Home

With a forced air heating system, one of the best things you can do is change the furnace filter regularly. This could be as often as once a month.

A dirty filter allows more dust and contaminants to circulate through your home. It also can affect the efficiency of your furnace, potentially costing you more in energy expenses. Changing the filter is a great way to keep your heating equipment operating efficiently, use less energy and save you money!

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Spec Home Spotlight:

197 Krantz Mill Road

This charming two story home is currently under construction on Krantz Mill Road in Hessedale – just off Route 222 in Lampeter-Strasburg School District. The 1,800 square foot home features an open floor plan with a large kitchen and dining

area including an island, first floor laundry room, four bedrooms, 2.5 baths, and a two car garage. If you are interested in learning more about this home, contact us at (717) 687-6302.



What's Coming Up? >>>

In an effort to eventually make this endeavor a digital one, in the form of an email newsletter, we would like to collect your email address to add to our database. If you provide us with your email address by responding to info@metzlerhomebuilders.com and mentioning this newsletter, we will enter you in a drawing to win a \$100 Amazon Gift Card. The first drawing will take place on March 1, 2013.

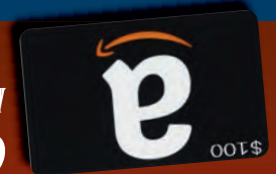
Thanks to the following people for participating and who are currently entered in this drawing: Bill Rothermel, Steve Shank, John Boyer, Henry & Joan Carr and Darlene Beck.



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