



**Volume 17,**

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[What Builders are Featuring in Today's Homes](#)

America's home builders closely follow the preferences of today's home buyers to ensure they enjoy their new homes. For example, builders responded at the height of the pandemic by adding square footage in new homes since people were spending more time at home. Now the trend is shifting, partly due to [housing affordability factors](#). Here are a few notable trends in the residential construction industry.

***Inside this issue:***

**Today's Homes**

- **Calendar**
- **Member News**
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**Home Size is Trending Lower.** An expected impact of the pandemic was a need for more residential space, as people use homes for more purposes, including work. The housing boom after covid led to a rise in new single-family home size. The median single-family square floor area declined to 2,276 square feet, compared to 2,326 in the 2021.

**New Homes Have More Bedrooms and Bathrooms.** According to the [most recent data available](#), only a small percentage of new single-family homes have two bedrooms or less (9.2%), while nearly half (44%) of new homes had three bedrooms and more than a third (36%) had four bedrooms. Moreover, 2021 marked the second year that the share of four-bedroom homes increased.

In addition, a majority of new single-family homes have two full bathrooms. Most new homes tend to have two full bathrooms. And it is no surprise that an overwhelming majority of homes that were 5,000 square feet or more had three or more full bathrooms.

**Patios are Preferred to Decks.** Homeowners treasure their outdoor space, especially patios. In contrast, the share of new homes with decks is trending in the opposite direction.

**Interest in Two-story Foyers Declines.** In 2021, most new single-family homes were built without a two-story foyer nationally and regionally. According to the Census Bureau, a two-story foyer is an entranceway inside a house's front door and has a ceiling at the second-floor ceiling level. A two-story foyer has been an unwanted feature for many home buyers since 2012, as many consider two-story foyers energy inefficient.

# 2023 Calendar

## Membership Meeting:

**March 14, 2023**

**Garris Evans Lumber Co.  
(RSVP will come later)**

**May 9—TBD**

**June 2—Golf Tournament**

**September 12—Floor Coverings International**

**September—General Contractor Cont. Ed Class**

**October 20,21,22 & 27,28,29 Parade of Homes**

**October 24—POH Banquet**

**November 3—Fun Day Shoot Out**

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Gary Younts at [gary.younts@capitalofshallotte.com](mailto:gary.younts@capitalofshallotte.com) or visit us at [www.capitalchevroletofshallotte.com](http://www.capitalchevroletofshallotte.com) .

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## New Members



### **Monarch Roofing**

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### **RealPro Renovations, Inc.**

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### **Turbeville Drywall**

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## **Code Contacts:**

Listed below are 2 important contacts you need on hand. Both Robert and Michael are available to answer questions you may have on codes or inspections.



### **Cliff Isaac**

**Director of Codes and Construction**  
**North Carolina Home Builders Association**

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**fax 919-676-0402**

**toll free 800-662-7129**

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### **Michael Slate**

**Brunswick County Code Administration**

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