

# DOMAINE

SHOPPING, STYLE, & INSPIRATION FOR THE HOME

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## 10 Amazing Homes Under A Million

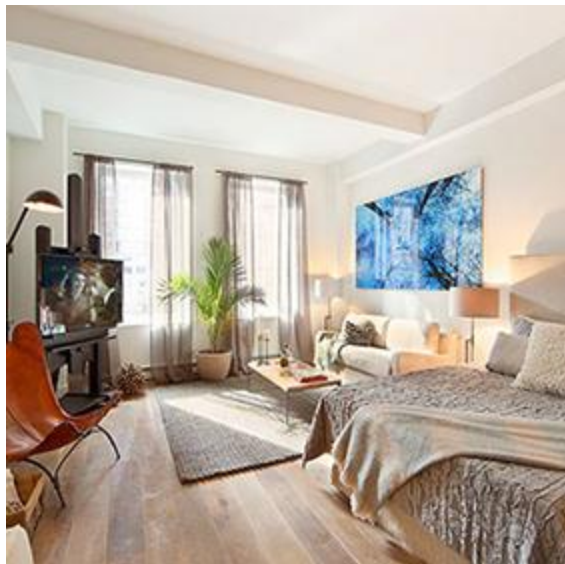
Bungalux founder Alex Brunkhorst shares her house-buying tips, and shows us what a million dollars will buy you in the nation's style capitals.

When it comes to real estate, our go-to guru is LA-based agent and founder of our favorite vicarious house-hunting site Bungalux, Alex Brunkhorst. We asked Brunkhorst to share some of her wisdom, and use her keen eye to canvas the country for real estate gems that come in at under a million—which, yes, we know, is still a serious chunk of change. She delivered. Read on for her valuable tips, and her expert read on some seriously tempting listings. (We're packing our bags for Savannah.)

### Alex's Dos and Don'ts of House Hunting

1. Real estate's like dating: You have to know where you're willing to compromise, and where you're not. I ask my clients to write a list of three-to-four "must-have" criteria (bedroom count, location) and allow the rest to be fair game for compromise.
2. Don't buy the nicest house on the block. As far as advice goes, this is an oldie but goodie.
3. Do think resale value. If you have to sell your house relatively quickly in the future—because there's a baby on the way, or a job transfer to Ohio in the works—the things you overlooked may be the things that others don't. Some incurable defects that may affect resale: A busy location, split bedrooms, a poor school system, lack of a yard, and rundown houses next-door.
4. Try to bring your harshest critic to see the house before you purchase. That friend of yours who tells you that jeggings aren't for you is also the one who will point out that your daughter could really use a bedroom. Real estate can be emotional, so it's good to bring some objectivity into the mix.
5. Enjoy the process. Someday you'll miss hanging out on Zillow and Trulia for days on end. Promise.

### The Listing



#### **LOFT LIVING IN TRIBECA**

**93 WORTH STREET**

**Location:** Tribeca, New York City, New York

**Price:** \$800,000

**Listing type:** Condo

**Beds/baths:** 0/1

**Year built:** 1924

**Bragging rights:** Tribeca, Tribeca, Tribeca. Enough said.

**Amazing amenity:** The location.

**Professional opinion:** Okay, so maybe it's a little small. Though with Downtown at your doorstep, who wants to be outdoors anyways?