

Waste of space: Cars left outside as one in two use garages for storage¹

- 45% of Brits rarely or never use their garage to park their car
- For 52% of those, it's because there's no space as their garage is used for storage
- Only 9% of people park their car in a garage overnight, a 70% decrease in the last 20 years
- Garage conversion could see £45,000 return in property value
- More than a third (37%) of garage owners would like to convert their garage
- Admiral Loans has teamed up with an architect to reveal the most desirable garage conversions

Research into the habits of garage owning homeowners from [Admiral Loans](#) has found that **only a third (33%) of homeowners use their garage every day for its intended use while most treat it as a dumping ground for unwanted clutter.** Despite wasting the space in their garages, almost half (46%) admitted that not having a garage would be a deal-breaker when it comes to buying a property.

Nearly half (45%) never or rarely use their garage to park their car because it isn't feasible, whether it's down to the space being too small, too tricky to park in or the garage is being used for storage. Admiral's own data shows that fewer than one in ten (9%) motorists park their car in a garage overnight, down from 16% in 2009 and down from 31% in 1999.

Reason for not parking car in the garage	Percentage
It's filled with other items so there is no space	52%
It's too small for the car	23%
It's tricky to manoeuvre into	17%
It's too much hassle to park there	17%
I don't have a car	7%

The most common use for a garage is to store tools and garden items (64%) which could alternatively be kept in a shed or for unused furniture and household items (35%). Transforming their garage into a useable space could see homeowners convert additional square footage worth £45,000 of added property value². However only 6% of garage owners have already done so.

Most common uses for a garage	Percentage
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To store tools and garden items	64%
To store furniture and household items not regularly used	35%
To keep a car	34%
For utilities such as a fridge, freezer and washing machine	32%
To store food and groceries	21%

As more than a third of garage owners (37%) say converting the garage would be a dream come true and one in 10 say it's something they see becoming a reality, Admiral Loans has teamed up with architect Ben Williams to create the perfect garage conversion plans and end the Great British Waste of Space [LINK].

Researching what would be the most popular uses for a garage conversion, Admiral Loans found that a utility room (19%), gym (16%) and hobby room (15%) top the list of preferred conversions.

Top five garage conversions	Percentage
Utility room	19%
Gym	16%
Hobby room (e.g. craft/art studio etc.)	15%
Extension for an existing room	15%
Extra bedroom	14%

For the one in 20 garage-owning Brits who have already taken the plunge and converted their garage, the most common conversion is to a children's playroom (13%), closely followed by a gym (11%).

Top five current garage conversions	Percentages
Kids playroom	13%
Gym	11%
Extension for an existing room	8%
Utility room	8%

Extra bedroom	8%
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Commenting on the research, **Scott Cargill, UK CEO of Admiral Loans, said:** “As a nation, few of us use our garages to park a car, so converting your garage could be the perfect adjustment to add space and value to your home.

“As with any big home improvement plans it’s important for homeowners to think carefully about how to finance their conversion and consider the APR on offer for their finance, ensuring that the monthly repayments are affordable alongside other financial commitments.

“Whilst converting a garage will add square footage to a home and could give you the extra room you’ve always wanted, the ultimate value of the renovation won’t be realised until the home is sold and so needs to be given the same consideration as any other large financial purchase.”

Also commenting on the research, **architect Ben Williams** said: “Also commenting on the research, architect Ben Williams said: “Garage conversions are not always as straight forward as you might think. It’s important to check with the local authority that you can convert the space, if so, map out how to make use of the space and consult an expert.

“For example, it’s important to take into consideration the use of natural light by replacing the garage door with windows, adding insulation to the walls and roof plus raising the floor. The use of the space can depend on what rooms are close by, if you have a kitchen next door to the garage, you may want to open the existing kitchen up to create an open plan kitchen and dining area with doors out to the garden, or use the space as a separate utility and laundry room. If the kitchen is not next door to the garage, maybe consider converting the space to a separate gym, or a hobby or playroom for the children or an extra bedroom for guests. The possibilities are endless.”

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