



## **Client Feedback** (From Angies List and Houzz)

Angies List Super Service Awards 2011, 2012, 2013, 2014, 2015, 2016, 2017, 2018, 2019

Best of Houzz 2017, 2018, 2019

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***References for complete new home construction and general remodeling also available. New home construction and major home remodeling recently completed in the cities of Pasadena, Sierra Madre, Arcadia, Encino, Playa del Rey, Alhambra, South Pasadena, Calabasas, Studio City, San Marino, Monrovia, La Canada, Sherman Oaks, North Hollywood, Los Angeles, Glendale, Anaheim, Long Beach, Huntington Beach, El Monte, San Gabriel, Burbank, Chino Hills and Temple City.***

### What some of our clients have to say :

10/3/2020 – T. Banuelos

#### Pasadena

Not sure where to begin to tell you how happy we are with our new kitchen. Mike and MF Construction transformed our 1970's kitchen into a kitchen you would see in a magazine. We interviewed a few contractors, however; when we met Mike we knew he give us what we wanted. After signing the contract, he opened the doors to his home to show us the quality of his work. Let me tell you, he does AMAZING work. From demolition to the final finishes Mike was there inspecting, and watching over his workers to make sure everything was perfect and exactly what we wanted. He met me to assist in picking the flooring, cabinets, and fixtures. He was honest and made sure that we got the best quality product for the best prices. Our project took approximately 10 weeks and would have been finished sooner, but one of the workers was injured off site. Mike and his crew move fast and efficiently and they even work weekends and holidays. Mike worked was honest and worked with us on price when we encountered a few unexpected costs. Mike is honest, efficient, and he works hard to make sure his customers are happy with the finished product. We believe he built our kitchen as if it was his own. We appreciate all that Mike and his workers did for us and we would definitely hire Mike and his team again.

Description of work: Kitchen remodel

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11/30/2020 – V Kasher      La Crescenta

MF Construction's work was exquisite, tasteful and impeccable. So happy with the attention to detail Mike and his team gave my projects, not to mention that they were on budget, to the dollar. Which is pretty unheard of in a job of this size and detail. A contractor like no other, truly. A definite long term company for all our upcoming home projects.

Description of work: Remodeling of a master bathroom / new cut out for kitchen cooktop

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8/4/2020 - Matthew Owen  
Glendale

After interviewing several candidates, my wife and I made the brilliant decision to hire MF Construction. Mike is a friendly, honest and forthright guy and a pleasure to work with. He made sure we understood the cost and scope of the work requested, and when changes were required, he always made sure we were happy and that everything met our expectations. Mike's employees, Daniel and Omar, showed up on time every day and were consistently polite, respectful and friendly. From roofing to framing to painting, their work was exceptional, and completed within the promised time frame. Mike checked in almost every day to supervise. However, any time we had questions, he was easy to reach by text or phone. Our job involved custom work to preserve a midcentury home. Mike took special care to ensure that the work matched the architect's original design. We couldn't be happier, and definitely plan to use MF Construction again.

Description of work:

Repairs due to dry rot and tree damage

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**10/30/2018 – Jeff S.  
S. Pasadena**

This was a very complex project given the age and structural integrity of the home. The project focused on the reconfiguration of a first floor bedroom, bathroom and kitchen and upgrading many other features on the property. Extreme detail was required due to the unique architectural features in many of the rooms. Some of these details were in bad shape and required significant repair or replacement. Mike at MF Construction & Design spent many hours reviewing the overall scope of the project, highlighting hidden issues that could possibly arise during demolition. Unfortunately, many of these issues did arise, but we were not surprised given the conversations we had with Mike during the planning process. We even ran in several unforeseen issues with a 110 year-old structure, but Mike always had several solutions to rectify these problems. The trades working for Mike were EXTREMELY proficient in their craftsmanship and attention to detail. Molding around new doors and windows were replicated to exactly match those in older parts of the home. Lath & plaster details damaged during structural upgrades were repaired to original condition (good as new). The entire interior and exterior of the home was painted, with EVERY seam and crack caulked and filled prior to

priming and painting. Tile was expertly installed with lots of intricate detail. Given the complexity of the job, communication was an important element to a successful outcome. Mike was available 95% of the time I called (which was virtually everyday). The times he could not get to the phone, he would always call back within the hour. Mike also called routinely to verify design details to ensure the work done by his team was completely consistent with our expectations. At times, the condition of the home did not allow us to realize a specific design vision; when this happened Mike had great suggestions for acceptable alternatives. Although I have worked with MF Construction & Design on several other projects, this was, by far, the largest and most complicated one. The quality of work, attention to detail, and professionalism exhibited by Mike and his crew is second to none. I could have received quotes for this project far less than I received from MF Construction, but I am sure the change orders would have driven the cost up close to what I eventually paid for the work. MF Construction provided a high value proposition for this unique property. They were able to deliver a beautiful renovation of a classic Craftsman home, including energy efficient upgrades, while maintaining the original charm and character. Outstanding job!!

**Description of work:**

Significant remodel of a 110 year-old Craftsman home

**11/28/2018 – Bob W.**

Mike Maman called back within the hour. Next day I showed him the problems with my 90-year-old garage's roof and wiring. He tells me that existing 2x4 rafters could be sistered rather than replaced with 2x12. Additional 2x6 tie beams across garage. He recommended all new shingles, garage door, side door, window, lights, and outlets. Exterior paint on stucco and wood trim. Mike recommended replacing the house 100A electric service panel with 200A, in addition to trenching a conduit between house and garage. He also recommended grading behind the garage to route water away from its foundation. Also, adding gutters and downspouts to both the garage and house. Later we discovered that the house's fascia needed to be replaced. He drove me to two current job sites, introduced his crew, and showed the work being done. Mike is knowledgeable, direct, friendly, and talkative. Listens to my concerns and ideas, then presents options and his recommendations. Responds to later questions and text messages. Knows local building codes and permitting process. Works by the book -- written contract proposals describe the job and materials. Flexible in handling changes and unexpected glitches. Does minor tasks gratis. Personally attends inspections. Likewise, foreman and electrician Luis is friendly and competent. I am pleased with the competence and results of MF Construction and Design. The entire job took about seven weeks. It was more expensive than I would have thought. OTOH I did not get other bids.

**Description of work:**

Garage roof & wiring were in sorry shape. House and garage needed gutters and downspouts.

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**01/03/2018**

**Diane**

**Anaheim Hills, CA**

I highly recommend MF Construction and Design. The service and quality far exceeded my expectations. We were not looking forward to working with contractors again given bad experiences with prior contractors. Mike and team from MF Construction went

above and beyond to make this a great experience for us. They are very responsive, always available and provided excellent service. The quality of work is amazing and the detail impeccable. I love how my home turned out and would definitely use MF Construction again for future work.

**Description of work:**

Interior home remodel. Repair water damaged walls, painted the full interior of the home, added crown molding, new base boards, sanded and painted staircase, replace wall and windows with French doors and larger windows. Upgraded hearth with granite and stone work.

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**12/09/2017**

**David C.  
Pasadena, CA**

Working with Mike was a pleasure, start to finish, and I feel lucky to have found a detail-oriented contractor who is so aligned with my desired process and outcome. Of all the bids I received, he was the only one who reviewed the plans for the project, the result being that I had a much more accurate estimate up-front, rather than surprise in-process addendums. As with any project involving a 95 year old structure, there were items that we could not foresee, but Mike was up-front about these possibilities and fair in negotiating the resulting change orders. He's a great source of ideas and has a good understanding of the importance of attention to period detail. No project is without its friction points, but Mike is excellent in discussing areas where we disagree and I feel that we always reached a solution that was fair to both parties. I really can not recommend him highly enough, with my only reservation being that he might be too busy the next time I have a project!

**Description of work:**

Renovate a 1920's garage, removing an unpermitted addition and restoring to it's original function. The project involved a significant amount of restoration due to poor maintenance over the years, including large areas of wood-to-soil contact areas and water damage. We added site drainage and a retaining wall to restore separation from the adjacent property.

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**11/14/2017**

**John G.  
Altadena, CA**

Our kitchen was in terrible shape but we didn't know any contractors to call. The few recommendations we had from friends would either come with strong caveats or they would simply not show up to give a bid when they said they would. Finally, we turned to Angie's List and saw the reviews that MF Construction had. From our initial call to MF Construction, Mike was extremely responsive and friendly. He was the first to show up and give us a bid. We got three bids total and Mike's was competitive. Once we decided to go with Mike, he took me around to other jobs he was doing and even had me meet a client he just finished a kitchen for. From the get go, things went smoothly. Just about every day, Mike came by to check on the job and explained to us what was going to happen. If he didn't come, he would send me a text in the morning explaining what to expect that day. We changed our minds about the scope of the project part way through (we added work to the laundry room, and the floor refinishing, but took out a bathroom remodel) and Mike had no issues either removing things from or adding to the job. His main workers were Luis and his son, who were friendly and always cleaned up at the end of each day. We we passed all our permit inspections with no issues. What I feel

made Mike stand out was that he really seems to care that we were happy and got the kitchen that we wanted. We loved working with Mike and would definitely hire him again.

**Description of work:**

Mike and MF Construction remodeled our Kitchen, Laundry Room, and refinished all the wood floors in our home.

**8-10-17**

**Ken M.**

**Arcadia, CA**

Mike Maman made sure we understood what each job entailed. He would review the progress of the day, sometimes 2-3 times during the day, making sure all of questions were answered. He kept us well informed and always kept the project moving. He carefully coordinated each job section to be completed in a timely manner. We had minimal "down" time. In the end, the project was completed in 8 weeks. Overall, we are extremely satisfied with Mike Maman, MF Construction and Design. The remodel exceeded our expectations. We would not hesitate to use MF Construction and Design again.

**Description of work:**

On May, 31, 2017, we began an extensive remodel of old galley kitchen and incorporate the living room and kitchen by expanding the opening 14 feet. We completely demolished the kitchen and retrofitted new cabinets, quartz counter tops, installed wooden floor throughout the living room and kitchen, installed 28 recessed lights and under cabinet lights. The ceilings and walls were refinished with crown/floor moldings. Because our electrical circuits were built on the low voltage system (1950's), we had to re-wire to code several of our wall switches and plug receptacles. Mike's electrician did a masterful job.

7-15-17

Jeff S.

Pasadena, CA

This has been our second positive experience with MF Construction and Design. Mike's team did an incredible job prepping the house given the significant damage in several areas of the siding. The entire house was caulked to provide an extra level of insulation and protection from weather and insects; over 150 tubes of caulk used on the prep! The project was organized and efficient with workers that were friendly and punctual. The work was completed over a month ago and I am still very impressed by the craftsmanship and attention to detail. As mentioned in a previous review, the workers from MF Construction and Design produced beautiful work while being communicative throughout the process.

**Description of work:**

We recently contracted MF Construction and Design, Inc. for a project because of excellent work they have done in the past (please see previous review). Highlights from this project included: \*\*Install new weather proof doors on garage and guesthouse Prep entire exterior of house, garage, and guesthouse for painting \*\*Replacing severely damaged siding, repair and fill minor damage / wear-and-tear, sanding entire exterior surfaces to remove peeling paint, applied caulk on EVERY piece of siding, high pressure water wash to remove dirt & dust prior to paint application. \*\*Paint exterior siding and doors & window sashes with premium Primer followed by premium exterior paint. \*\*Side project included demo and removal of an old kiln, cutting and capping of a gas line, and clean up.

**Date:** January 2017

Altadena, CA

**Approximate Cost:** more than \$400,000

**Description of work:** Addition (1,200 sq. ft.) to existing house, complete house remodeling, new garage, new roof, landscape and hardscape.

**Member Comments:** We tasked Mike at MF Construction with an extremely large project, which involved transforming a 1940s house to a modern colonial style home. The passion and commitment to quality and workmanship was second to none. Not only does Mike understand all the issues that come with a huge remodel, his strength is his ability to keep the project moving forward from beginning to end without taking shortcuts. His crew is comprised of seasoned professionals that only do the highest quality work, and Mike's stringent quality control ensures their work is top-notch. He was always reachable (by phone or text) and towards the end of the project was working 7 days a week in order to see it to completion. I can say for certain that there are no contractors out there that have his level of commitment. At the end of the day, everyone just dreams about the renovations they see on HGTV, but Mike can actually turn those dreams into reality.

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**Date:** October 2016

Ray A., So. Pasadena, CA

**Description of work:** Bedroom and bathroom addition and remodeling

**Member Comments:** Mike at MF Construction was great to work with. When we started our project we could not find anyone (friends, relatives, co-workers) who could fully recommend a contractor without some reservation. We highly recommend Mike. We wanted the addition to blend in with the style of our our 1940's home. Mike successfully did this. We are greatly pleased with the high quality of workmanship and materials recommended. You also never had to wonder where he was. Mike was at our site on a daily basis (we lived through the construction) and quickly responded to questions by text or phone. When things did not go as planned he immediately addressed the problem. Mike and his crew (the 2 Luises) are very professional and trustworthy. He finished our project ahead of schedule.

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**Date:** September 2016

Josh B., Sherman Oaks, CA

**Approximate Cost:** \$90,000

**Description of work:** Kitchen, fireplace and living room

**Member Comments:** Mike and his team at MF Construction did a better job than I could even imagine with our project. The complete kitchen renovation was a good experience from start to finish. Mike sat down with us and took care to make sure he understood exactly what it was we wanted to do, and then executed on our idea to create a fantastic product that we are absolutely over the moon about! On top of producing good results, Mike's team was courteous, unbelievably clean and totally unobtrusive. I will use Mike for all of my house-related work, including some landscaping work we'll need done in the not too distant future. No exaggeration - it's hard to imagine a better renovation experience.

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07/27/2016

Description of work: Design and build a new deck. Replace windows with double glazed, double hung wood windows.

My husband and I highly recommend MF Construction & Design Inc. for any home remodeling or new home construction. Mike Maman made our remodeling project so easy. First of all Mike really listens. He understood what we wanted and gave us a quote (which he followed!) that was at least \$10,000.00 under a quote we had been given last year – and he offered a larger project. He gave us a starting date and then followed thru – starting and finishing on time. Mike was also very professional when dealing our city for work permits and inspections. We appreciated how simple he made this step for us. Mike's work crew is terrific. They are careful, precise and are proud of what they do. The painter who took care of our two new window units and our new French doors took extra time and did an amazing job. We were never overwhelmed by too many workers or loud noises – or the mess associated with a construction project. Everyone arrived early and everything was cleaned up before they left for the day. Our house is beautiful. My husband is so pleased because it is just what he envisioned! Mike never tried to change our minds about what we wanted – he just made our ideas come to life. Everyone in our neighborhood is very impressed – not just because our home is beautiful but because of what a small impact this project made on there lives. It's good to keep the neighbors happy too.

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**Date:** November 20, 2015

South Pasadena, CA

**Approximate Cost:** \$35,000.00

**Description Of Work:** Designed and built a large covered deck on the back of the house.

**Member Comments:** I used MF Construction and Design as the contractor to build a large covered patio in my backyard, attached to the back of my house. Working with Mike was a pleasure from beginning to end. First, I should talk about the finished product. The patio looks amazing, and the quality of the workmanship is top notch. It's going to be fantastic for entertaining, and it's actually better than we envisioned before the project began. It's a large covered patio, with benches all around, a ceiling fan, and steps leading down to the back yard.

Second, Mike had fantastic suggestions and input. Not knowing much about construction myself, I relied on Mike for some great suggestions on the optimal materials and layout. He was very knowledgeable about the benefits and drawbacks of using wood versus a synthetic material and was able to give great advice. He also gave great advice about the spacing between the floor slats (just wide enough to let water drip through, not wide enough to let anything else like a key to fall through), and the spacing of the corbels (to let enough sunlight in, but not so much that you feel you need an umbrella for shade). But despite having great input, he was never pushy about his suggestions, and wanted to make sure he was adhering to our vision for the deck.

Third, Mike is a great communicator. He would always respond to my text messages within around 15 minutes, and always answer my phone calls. This is huge—I have worked with other contractors who did great work but were lousy communicators, and it makes a huge difference. Mike was always professional and polite, and he always got back to me promptly. He was also good at communicating what would be coming up, so that if there were pieces I needed to purchase (such as the patio fan), that I would purchase them in time for his installation.

Finally, the speed with which Mike finished the project was right on target. He had his workers were there six days a week on every (non-rainy) day from when the project began until when it was complete. The only delay was once when the lumber store took longer than promised to deliver material. Even though it was not Mike's fault, he was extremely apologetic and frustrated on my behalf—I think he was more bothered by the delay than I was!

All in all, he did a great job, and was a pleasure to work with. I have use many contractors on many homes over the past 35 years; MF Construction is, by far, the best!

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Review Date: January 12, 2016

**Approximate Cost:** \$52,000.00

**Description Of Work:** Complete renovation of master bath, including demolition, framing, tiling, plumbing, tiling, dry wall, electrical work, painting, window, etc.

**Member Comments:** All work went smoothly, in a timely fashion, very professional, excellent quality. Workers were prompt. Mike was very open and responsive to our plans and needs, always accessible. We wanted this bathroom to be designed in such a way as to be comfortable for us as we age. And, we also did not want it to look too institutional. Mike was able to deliver on both counts and we are more than pleased with the results, a very comfortable, beautiful new bathroom. I might add that this is the third renovation done for us by Mike, the previous two being the kitchen and another bathroom.

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**Review date:** September 10, 2015

Pasadena, CA 91106

**Approximate Cost:** \$100,000

**Client Comments:** A great job on a big job. Very professional, responsive, thorough.

Description of Work: Complete kitchen remodel and general remodeling– includes custom cabinets, quartz countertop, electrical, speaker wiring, framing, plumbing, demolition, air condition, windows, doors, crown molding, base molding, flooring, interior and exterior painting

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Review date: August 7, 2015

Carol T., Monterey Park, CA 91755

**Approximate Cost:** \$63,000.00

**Description Of Work:** Complete kitchen remodel: cabinets, granite counters, flooring, island addition, lighting, patio French doors, larger door to garage.

**Member Comments:** All the work went very well and in a timely fashion by Mike, the contractor, and his crew. Everyone arrived promptly as scheduled and worked very diligently when they were here. Most importantly, I have no complaints about how everything progressed, or the quality of work, or the quality of materials. From the outset, Mike listened to what I had in mind for the remodel, adding his expertise to the fulfillment of those ideas, and proceeding to make the plans materialize. There were no unexpected untoward surprises, no major glitches, no shoddy work, no added expenses that were not originally quoted or approved by me while work was in progress. The end result is a beautiful new kitchen/dining area that my husband and I are extremely pleased with - it was worth waiting 40 years for.

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**Review Date: November 07, 2015**

**Chuck, Encino, CA**

**Approximate Cost: \$700,000.00**

Description Of Work:

The project consisted of a complete gut and renovation of a 3,500 sq ft house including major structural renovations to create a 26' elevated ceiling above the main living portion of the house. Project also included all new roof, gutters, exterior, electrical, plumbing and HVAC.

Comments:

The project was very involved given it ended up being a complete renovation of an existing structure. We started with just a master bedroom



and kitchen remodel with some new finishes throughout but once demolition had been completed we found a bunch of defective existing conditions ranging from faulty wiring to windows and structure that was previously installed correctly. The more issue we found; it became clear that a full renovation of the house was going to be required. Mike and his team did a great job working with the architect, structural engineer and the city to review the issues as they arose and then jointly develop cost effective solutions that would have minimal effect to the overall completion schedule for the project. Due to the extended issues, caused by the age of the house and poor construction practiced by previous contractors, we ended up taking a couple extra months to finish but given what was involved this could have been much worse had we been working with a less qualified contractor. I have a very busy schedule and Mike was very accommodating of meeting with me late in the evenings and early in the morning to review the project site and go over project issue and resolution options. Mike was also great at keeping me informed of status and issues throughout the project even when I couldn't be onsite. Often sending pictures, emails, and txt when I couldn't talk on the phone. Most contractors would have turned their phones off by 6 pm and I would have been left with more delays. I'm confident that the end product is well worth the wait and the quality of materials and workmanship will stand the test of time for our family for many years to come.

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## **Sierra Madre, CA**

**Work Completed Date: July 14, 2014**

**Approximate Cost: \$100,000.00**

Client Comments:

From initial design and drawings of project, everything was executed very professional and efficiently. Architect had great ideas and great drawings and sketches. Very true to reality. Contractor was always very attentive to the job and to our concerns. Any problems were answered and resolved quickly. Contractor was also able to quickly resolve issues with the city and we were able to get our permits fairly quickly so we can quickly begin our project. Contractor and crew was very professional and prompt every day; very productive and efficient with time. Work done was exactly what was promised with no unwanted surprises. Demo was completed within a couple of days and was trash was cleaned up very promptly. Since my family and I is still residing at the construction location, the crew was very respectful to us and work was done only during the day and nicely cleaned up in the evening. If you want to have your project done quickly without the hassles and worries with other contractors, I would strongly recommend this contractor.

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## **Sierra Madre, CA**

**Work Completed Date: July 07, 2014**

**Approximate Cost: \$150,000.00**

Customer Comments:

Mike and his crew performed a magnificent job on our foreclosed house. When we purchased the property the house was unlivable. He was always very professional and responsive to any of our requests and suggestions. He showed us various samples of his past projects, including his own house. His workers were also very polite and professional. They were fast and efficient and very knowledgeable. They were also great at cleaning up and taking care that things were not damaged during the renovation.

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Pasadena, CA

Review Date: May 04, 2014

Approximate Cost: \$17,000.00

Member Comments:

We moved into our 1947 900 sf home about 5 years ago. It was a foreclosure and, as such, the workmanship and materials used in the bathroom were subpar. For about 5 years, we wanted to rip the entire thing out. We finally had our day and money. We met with Mike who gave us his perspective on the job with a number of options depending on our choice of materials and price range. One thing we really wanted to do was to switch the location of the toilet and vanity to buy some extra room. Mike accomplished that and more. He was attentive and never left us hanging - he stopped by the job every morning and evening and was incredibly responsive by phone. Anytime a we hit a bump in the project - pipes needing to be rerouted to accommodate a weirdly configured vanity, Mike handled it beautifully. The project was always about our satisfaction and making the bathroom what we wanted it to be. We would not hesitate to call Mike again or recommend him to anyone needing a contractor. Hopefully, we can get started on the kitchen next year.

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Work Completed Date: April 18, 2014      Torrance, CA

Approximate Cost: \$35,000.00

Comments:

We were happy with the remodel. There was always someone working on the bathrooms almost 7 days a week and that worked out well with us because we were eager to finish early so life can return back to normal. There were some hiccups along the way with the tile work and plumbing issues. The tile guy that installed the floor of our shower in the master bathroom didn't cut the tiles perfectly so left some gaps between tiles that looked ugly. But Mike and his crew redid the shower floor and it turned out beautifully. Mike and his crew were professional and answered all our concerns along the way. They made recommendations regarding where to place the shower,

toilet, and vanity that turned out better than where we originally wanted it place. Mike is easy to reach and always called us back or texted us when we needed him. We highly recommend Mike and his professional team.

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#### So. Pasadena, CA

Work Completed Date: March 27, 2014

Approximate Cost: \$14,000.00

Description Of Work: Bathroom remodel and bedroom ceiling repair.

Client Comments:

Mike and his crew were always punctual and professional. I have a hectic work schedule and they worked with me to make sure my time was respected. I can't say enough good things about the quality of their work and attention to detail. I trust that Mike and his crew know what they're talking about and what they are doing. I should also mention how hard Mike's team worked all day long with only a 20-30 minute lunch break. They were efficient, courteous and cleaned up after themselves. I will definitely recommend MF Construction to anyone who asks.

Some more details about this situation: I don't own this townhouse. There was a leak in the bathtub/shower and the tiles had been applied to sheetrock so that leaked, too. Because there are more bathrooms, we stopped using that bathroom and would have gone without having it repaired; since I didn't want to subject myself or my family to the inconvenience. However, our neighbors also had a leak and were convinced that their leak was being caused by our leak so they convinced the owners of my place to do the remodel. (It turned out both properties had a leak.) So, in essence, I was stuck in the middle and had to put up with the remodel. Yes, going through remodeling for a home I don't own was a pain but that is why I am so grateful to Mike and his crew. They respected my family's time and worked hard to get the job done and done right. They did such a good job that I'm actually happy to have put up with all the inconvenience.

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#### Pasadena, CA

Work Completed Date: December 15, 2013

Approximate Cost: \$8,700.00

Description Of Work: Demolish hall cabinet. Design and build new hall closet cabinet.

Comments:

Mike designed the new closet interior to fit our needs exactly. The finished product is just beautiful on the outside and extremely space-efficient. The new bath cabinet door matches the existing bath cabinet doors perfectly. The built-in kitchen bench is a work of art. All three projects were beyond our expectations when completed. Mike and his team were professional in every way and the carpenter, Alberto, truly has a God-given gift. Mike is a man of his word. We would definitely ask him to help us with any projects in the future.

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#### Glendale, CA.

Work Completed Date: July 10, 2013

Approximate Cost: \$47,300.00

Description Of Work: Mike remodeled our one bedroom condo

Member Comments:

Mike was one of three contractors we met with to get ideas for the total renovation of a condo we bought in Glendale CA. Of the three contractors, we felt that Mike offered the best plan, price, and working arrangement. He invited us to his home so we could see his work and then we sat down and worked out a plan with colors, material and a time line. First Mike and his team gutted the condo, taking out the bathroom and kitchen entirely, removing the old carpet and removing age light fixtures and exhaust fans.

Once the condo was gutted Mike and his team started to work. First the entire condo was repainted. (Please note the walls of the condo when we bought it were decorated in crayon by the child of the previous owner.) Mike's team removed the crayon and then painted. Then they updated the electrical wiring and the outlets to make them modern and safe. After painting they laid a hardwood floor through out the condo and finished the floor off by adding a beautiful four inch molding.

In the bathroom, after removing the outdated tub, vanity and toilet, the team built a beautiful tile tub/shower, and added an outstanding tile floor. With Mike we chose a new vanity and it fits perfectly with the tile on the floor and bath. To make the bathroom work Mike and his team had to remove outdated plumbing and install new pipes to insure that the water would flow without leaking. In addition they added new lighting and an exhaust fan.

In addition to updating the plumbing in the bathroom, Mike and the team also had to update the plumbing in the kitchen.

Everything in the kitchen was taken out - cabinets, sink, an ancient stove/oven attached to the wall, leaving an open space. Mike drew up plans for the new kitchen which we really liked and then had custom made cabinets built to fit our preferences. Once the cabinets were installed we selected the hardware we wanted and when combined with the cabinets they looked great. Mike got our custom built cabinets and our granite counter top all within our budget which was great.

MF Construction & Design, with Mike Maman keeping an eye on everything, did more than meet our needs. This company was able to do a complete remodel of a disaster zone. They painted, handled electrical and plumbing issues, totally rebuilt a kitchen and bathroom and stayed within budget.

We found that Mike was only a phone call away and always available. He always explained what was happening and calmed our fears. In addition the rest of his team were knowledgeable and always ready to answer questions and explain the work process.

MF Construction & Design is a first class company that can do it all. They can handle electric, plumbing, painting, redesign and build the bathroom or kitchen of your dreams. They can do it all and most importantly they put you first.

This was a great experience and I recommend MF Construction & Design for any work you need done in your home.

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L.N., San Gabriel, CA

Work Completed Date: November 16, 2013

Approximate Cost: \$30,000.00

Member Comments:

Mike Maman of MF Construction & Design has simply outdone himself! During the whole remodeling, he and his crew have been prompt, considerate and professional about the whole project as well as during the day to day activities. I couldn't have been more pleased with the experience. The end result is also exceptional. I have received so many compliments from my family during Thanksgiving. I would highly recommend Mike Maman and MF Construction & Design.

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Monrovia, CA

Work Completed Date: June 19, 2013

Approximate Cost: \$65,000.00

Member Comments:

This was a large project made up of many small to medium parts, and Mike's company did a great job on all aspects of the work. Mike and his team are very conscientious and professional. They are focused on doing a quality job but they also get the work done in a timely manner, finishing when he said they would finish even though we expanded the scope of work. Mike was helpful during the first conversations about what we wanted, providing ideas and insight on various parts of the project. He was willing to provide rough estimates for each job we were considering and also provided a formal quote as well as change orders when we asked for something new or different. Mike is very flexible and willing to incorporate scope changes while providing fair prices for changes, which are inevitable with a project like ours. He is upfront with his pricing so we didn't have surprises as we went along. Mike was at the job site every day and is very responsive to text messages and calls. He gets things done fast so make sure you know what you want to do and he'll help you get it done. I would highly recommend Mike and MF Construction & Design for any type of remodeling project.

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M.K. Simi Valley, CA

Work Completed Date: November 19, 2012

Approximate Cost: \$7,500.00

Comments:

Everything went better than we could have ever imagined. Mike came everyday to check how everything was going and his workers were always punctual, friendly, and always cleaned up when they were finished. They were even great with my dog (who I trust with no one). In the past, we have hired many handymen and contractors to do various home improvements. Most of these were lacking in workmanship and quality. The work that we had contracted with MF Construction is among the most professional work that we have ever had done in our house. Now my mother has a bathroom that functions like a spa bathroom in a five star hotel. The space does not feel cramped and inadequate anymore. I am looking forward to remodeling the second bathroom in my house with MF Construction.

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Monterey Park, CA

Work Completed Date: August 20, 2012

Approximate Cost: \$42,000.00

Comments:

Mike Maman gave me an estimate and stuck to it. Not only were we pleased with the results but everyone who has seen the floors tells us how nice they look. First off let me tell you he ripped out the ceramic tiles in our kitchen in one day and had the new tiles in another day. The design of the flooring was not easy too since we not only had an island but the area where our sink was is crooked. Somehow his guys were able to make the flooring look straight unlike what it was before. They also had to put a 6' boarder of tile around the island

and the outer perimeter of the kitchen. Also the tile was laid out diamond shaped requiring more cuts than the traditional checkerboard layout but his guys did a great job.

The hardwood flooring was installed in our living room, 3 hallways, our formal dining room and formal living room and an upstairs playroom. Our floors were very uneven since part of the floor is concrete and the other half is wood. There was at least a 3/4" drop from the concrete to the lowest point over the wood area in our living room. Mike guys were able to even the floor out and everything is level now. Yay! Installation of the hardwood flooring went smoothly and so far we've had no problems except guests spilling things on it. No need to worry as Mike used hi quality hardwood flooring and the urethane coating repels the water nicely. We even have a dog and he assured me that the dog would do no harm to the floors. He was dead on. They are very durable. Carpeting was next and although Mike contracts the carpeting out, his coordination was right on. One day installation on the day he said it would be done for 4 bedrooms. The carpet was of course the one we picked out 3 weeks earlier and the installation was flawless. I might add that we had furniture in all the rooms too so no easy task.

The baseboard was last and the 6' height that Mike proposed was dead on. A great look than the old 3' one we had. It makes the room much more elegant.

One final thing I had Mike do but only because he pointed this out to me on the first job he did for me. I had another unsecured fixture on a bathtub that had no underneath access to it. Mike's guy removed some 6' travertine tiles and was able to not only secure it but made those tiles the access portal in case something else goes wrong there. When the job was finished I noticed that the grout they used was not the right color and one tile was broken. I had extra tiles and the right color grout but I forgot to mention that to Mike. I told Mike I had the extra tiles and grout and promptly his guy came back and re-grouted and removed and replaced the broken tile. You would never know now that they even did any work there.

All in all, Mike was always accessible through either by text or cell phone. His guys made a huge mess in my garage but after he was done it was all cleaned up. Flooring looks great.

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### Diane B., Sherman Oaks, CA

Work Completed Date: August 30, 2012

Approximate Cost: \$60,000.00

Customer Comments:

I refer to my contractor as Mike "(whatever you want") Maman. I was in a panic with a flooded house and no time to prepare for a major renovation. everything I owned was removed in a matter of hours. He is my white knight that kept me calm. He has expertise (brilliant) in all phases of construction. Just as valuable were his design suggestions. For Ex.: I wanted a wall re-configured to give a more open concept. After contracts were signed, he suggested that the 10 foot area that opened from living room to dining area be an arch, and again from kitchen to laundry room be an arch. This is more labor intensive and expensive than a simple opening.. Yet there was no adjustment to the contract. He wanted me to have the best and did not charge me more. Same with the crawlspace reinforcement., this was something that he wanted to do for optimum results. He reminds me of those signs that say "good"- "better"- "best"...It may be easier to do "good", but he will only be the "best"..His employees are also terrific. Together they are a super team. I don't believe I am the easiest person to work for, yet all my changes/ requests were given the "whatever you want" response: They were always a few minutes early,

yet always gave me the respect of not knocking on my door till I came out and invited him in, or he would wait till our appointed time. The same courtesy was given when I had just tired of a long day, and asked them to leave . It always is "whatever you want" ...I like that in a man. There are many more examples of how attentive Mike and his employees are, from lighting to flooring to design, to pet friendly and aware of their safety. Beyond all of the technical expertise are men who have high ethical standards. This is my only contractor from here on in. My only advice is that due to his extensive knowledge, I found that it is easier to understand his point of view when I was in his presence. So when a change or request is desired, unless you are knowledgeable in construction, it is better to have him there to point out precisely the challenges. ..Sometimes his explanations were over my head in a phone or e-mail conversation. I feel fortunate to have finally found a contractor I could trust .

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Studio City, CA

Work Completed Date: June 28, 2012

Approximate Cost: \$43,000.00

Description Of Work: Addition of a Recreation Room that will be used as a studio for Fused Glass and Ceramics as art work.

Member Comments:

This is our second experience using Mike for our remodeling work. He first came to us 8 years ago as a subcontractor to our house remodeling, for which we had contracted another company. Fortunately for us, the only good thing they did was hire Mike to do most of the work. Without him the remodeling would not have been finished on time or close to budget. Where the other contractor tried to bleed us for more money, Mike made sure that the work went on and was done properly and within budgetary constraints.

When we decided to add another room to our property, the first person we thought of was Mike. He came and gave us an estimate, which was good. Just to make our "Do diligence" we asked other contractors for their input. The proposals and bids were varied and the end result was that we went back to Mike to do the actual work. We are not sorry. His effort and his crew's work made the project easy to take. What started out as a simple shed for storage has turned into a room that we are very proud of. I don't think there is another contractor that is as honest and professional as Mike, anywhere in LA.

I know that if we ever need more work, or if someone asks for referral, we don't hesitate to recomend him.

We're glad to know him as a person as well, you can tell he cares about what he does.

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Long Beach, CA

Work Completed Date: May 29, 2012

Approximate Cost: \$32,000.00

Description Of Work: Gutted and completely remodeled a one bedroom condo including a completely new kitchen and bath.

Customer Comments:

The entire process was almost effortless except for the parts that Mike didn't handle. We started work immediately after the quote. Mike's team was consistantly on time and followed all of my

condo building's rules (there are a lot of them!) to the letter. The building even went as far as to compliment me on my choice of contractor. Mike responded immediately to all of my calls, texts, and emails. Any concerns that came up were addressed quickly and professionally. And, on top of all this, John Bloeser Carpet One (where I purchased all of the flooring) was late or came up short on both the carpet and tile. The only saving grace was Mike's flexibility and patience. I couldn't possibly be more pleased or recommend MF Construction more highly.

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West Covina, CA

Work Completed Date: April 13, 2012

We have never hired a contractor due to all the horror stories. We decided to join Angie's List to see if we could find a reputable and ethical one. Our home was built in 1954 and there's one bathroom that's never been remodeled.

We called Mike and he actually answered the call instead of letting it go to voice mail. We made an appointment and he showed up on the scheduled date on time. Instantly we felt comfortable with Mike, he had great ideas and listened to our needs. Mike looked over the job & suggested a design, which we liked and decided to go with.

Our old bathroom had ceramic Tile that ran halfway up the walls, and a shower stall the size of a broom closet (bathroom has a separate tub and shower). Mike demo'd the entire shower area & half way up all walls.

We knew our toilet had a leak, and we wanted to have the floor torn up to check for damage. As it turned out the toilet leak had caused some wood rot and the sub-floor had to be torn up around that area and beams had to be replaced. This added \$375.00 to the project. Now Mike did say that he would cover material & we would pay labor, but insured us that it wouldn't be in the thousands of dollars.

The medicine cabinet we chose was 30' wide which ran right into a vent pipe for the bathroom that had to be moved & cost an additional \$250.00. Obviously, Mike couldn't see through walls so this was an unexpected expense and it was up to us to decide whether to go with a smaller medicine cabinet or pay the additional \$250.00 to have the vent pipe move. We opted to have the vent pipe moved.

The window was a retro fit from the 80's that was just awful and loud. It was replaced with a new vinyl window that looks great.

We decided to go with the vinyl tub instead of the cast iron. I was set on the cast iron because I have seen how poorly the vinyl tubs are installed & Mike invited me to his home to see how his looked in his bathroom, it looked great. We went with the vinyl tub for our bathroom and are very happy with it, it looks wonderful.

We decided to have Mike custom build and stain the vanity cabinet, which looks amazing, much better than that stuff you buy at the home improvement stores. The granite top also looks great. All the brushed nickel faucets look great and are also name brand.

We let Mike make all the design decisions and are very happy we did, our new bathroom looks amazing and we are very happy with the end result. The way he positioned the tile on the floor and shower wall/floor look fantastic. Mike coordinates his jobs/crew very well so there was



someone at the house every day. All the guys on his crew are very tidy and cleaned up every day.

I have put pictures on Facebook that you can take a look at if you like. Just ask Mike how to see them.

I must say we got exactly what we wanted and Mike delivered exactly what he promised. Listen; when a contractor lets you come to his home and walk through every room to see the details that he has promised, it certainly raised my comfort level. The bathroom looks fantastic! I would definitely recommend Mike, and have encouraged him to give client's my number if they should like further information about Mike's work from this very satisfied customer.

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