

Business Name: My Denver Painter

Address: 1700 Lincoln St floor 17, Denver, CO 80203

Phone: (303) 720-6874

My Denver Painter

My Denver Painter is a company that treats clients as close family and friends. We take the time to talk with each customer to be able to understand their needs and wants extensively. This is why we have been regarded as a team of trusted professionals. Our one aim is to preform exceptional customer service with every encounter. The dedication to our work allows for us to take the headache, heartache, and hassle out of hiring a contractor when it comes to painting the interior or exterior of your home.

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1700 Lincoln St floor 17, Denver, CO 80203

Business Hours

- Monday through Friday: 8:00am to 5:00pm

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Walk into sufficient Denver homes and you start to recognize a pattern. The paint looks worn out, but the real story sits below in the drywall. Cracks around windows, nail pops telegraphing through flat walls, joints showing where a fast tape job stopped working a few freeze-thaw cycles later on. By the time a house owner calls a painter, the concern generally sounds easy: "Can we just repaint?" The proper response often is, "It depends what is going on behind that paint."

Deciding when you can securely repaint and when you need real drywall repair is among the most crucial judgment calls in residential painting. It affects how long your finish will last, how tidy it will search in Colorado's bright natural light, and how much you eventually invest. Having dealt with interior painting in Denver for many years, I can say that the paintbrush is frequently the last tool that should come out of the van.

This is a guide to making that decision with clear eyes and sensible expectations, whether you are a property owner planning to refresh a bedroom or a residential or commercial property supervisor coordinating with business painting contractors in Denver for a whole building.

Why drywall behaves differently in Denver

Before choosing in between repainting and drywall repair, it helps to comprehend what Denver's climate does to interior walls. The city's combination of elevation, sunlight, and swings in humidity makes drywall move more than many people expect.

Winter brings low humidity and heated indoor air. Drywall and framing lumber lose moisture and contract. In spring and summer, especially during wetter durations, they broaden once again. This movement is little in absolute terms, however at joints, corners, and fasteners it accumulates. Repetitive motion worries tape joints and substance, and it magnifies any faster ways taken by the initial builder.

Several concerns appear routinely in residential painting in Denver due to the fact that of this cycle:

Cracks above doors and windows. These locations sit at the intersection of framing members that move at different rates. Horizontal fractures right at the corner of a door or window are particularly common.

Vertical fractures on vaulted or high walls. In older homes around Denver, tall walls that get full sun on the exterior side of the house can crack inside along framing lines.

Nail pops and screw pops. As framing shifts, fasteners back out somewhat, pushing against the drywall surface area. Painters typically see clusters of small circles or bumps, particularly on ceilings.

Tape joint failures. Where seams were not properly filled and reinforced, seasonal motion triggers great lines at first, then visible ridges or perhaps lifted tape.

Denver's sunshine adds another issue. Intense, angled light, especially from large south- and west-facing windows, reveals every imperfection in drywall work. A little spot that may vanish under cloudy Midwestern skies will stand out clearly in a Cheesman Park living space at 2 p.m. That reality shapes how mindful interior painting in Denver needs to be, and why simple repainting over harmed drywall typically does not end well.



The real cost of "just paint over it"

Most homeowners call about paint, not drywall. The walls look drab, the color is outdated, or a rental turnover is showing up. Confronted with a minimal spending plan or schedule, it is tempting to "let the painter figure it out" and assume any flaws will disappear under a number of coats.

In practice, skipping required drywall repair in Denver homes produces a number of problems.

First, paint does not bridge movement. Hairline cracks may vanish for a couple of months, particularly under flat paint, but as the structure goes through another season of growth and contraction, those fractures come right back, often a bit bigger. I have viewed freshly painted living-room develop noticeable fracture lines within a single winter since the underlying joint was never appropriately repaired.

Second, texture mismatches increase. Denver homes often have orange peel, knockdown, or customized textures on ceilings and walls. When gaps, gouges, or old wall anchors get a dab of mud, a fast sand, and a coat of paint, the patched spots look smooth versus a textured field. Under the ideal light they stand apart like polka dots. Throughout the years of repainting, these spots accumulate, and eventually the only truthful way to fix the room is to skim coat and retexture whole walls.

Third, adhesion can stop working. In certain older properties in Denver, especially mid-century homes and some 70s builds, I encounter walls that have seen oil-based paint, vinyl wallcoverings, or questionable "texture in a can" items. Repainting without proper priming and preparation can cause new paint layers to peel or flake. What looks like a color issue is actually a substrate problem.

The least expensive task in the short term is frequently the most costly in the long term. In residential painting in Denver, the most successful jobs are the ones where painter and homeowner are honest at the start about what

the walls truly need.

When repainting alone is reasonable

Not every wall with a flaw needs full drywall repair. There are circumstances where repainting with minimal patching is both appropriate and expense efficient. Area, lighting, and usage of the space all matter.

Repainting alone is typically affordable when:

The damage is cosmetic and very small. A few shallow scratches from moving furniture, a couple of small nail holes from picture hooks, or light scuffing in a hallway usually do not need what experts would call "drywall repair". Touch-up compound, correct priming, and proficient sanding are enough.

The wall has heavy texture that disguises little flaws. A well-applied knockdown or aggressive orange peel can hide small disparities after a fresh coat. In these cases, we still fill holes and little dings, but I would not call it structural repair.

The space sees limited examination. In a mechanical space, incomplete basement, or inside particular closets, you are not paying for museum-quality finishes. Practical repainting that covers and secures is typically sufficient.

The spending plan and timeframe are genuinely constrained. During a hurried rental turnover with renters scheduled to relocate within days, there is sometimes no practical path for extensive drying times and multi-day repair series. Here, an honest conversation matters: the owner understands that this is a "make prepared" repaint, not a top-tier interior painting project.

The secret is to set expectations. Paint can just do so much by itself. If problems will clearly stay visible after repainting, a straightforward expert needs to state so in advance.

Clear signs you require drywall repair before paint

Most people call for drywall repair Denver CO services just when damage becomes obvious, but there are earlier warning signs that the surface under your paint is starting to fail. Catching those signs early causes cleaner results and less invasive work.

Here is a focused list that typically indicates you need genuine drywall repair before repainting:



1. Cracks that follow straight lines, especially at seams, corners, or above doors and windows.
2. Areas where the tape edge is visible or a little raised under your fingertip.
3. Soft or crumbly areas when you press carefully near an old spot or water stain.
4. Clusters of circular bumps or shallow indentations recommending nail or screw pops.
5. Bulging, staining, or sagging a sign of past or continuous wetness problems.

Any of these conditions suggests that the stability of the drywall surface area has actually been compromised. Paint will not bring back that structure. At finest, it hides the issue briefly; at worst, it can seal in wetness or make later repairs more complicated.

In Denver, one particular concern should have mention: cracks that open and close seasonally. Property owners often tell me, "That fracture almost disappears in July, so it can't be major." The reverse is normally real. Movement that large indicates the joint is under substantial tension. An appropriate repair may include cutting

out old tape, using versatile substances, strengthening with paper tape or fiberglass fit together in specific locations, and sometimes even including backing where the original setup was weak.

How specialists assess walls in Denver homes

A thorough assessment before any interior painting in Denver begins conserves time, cash, and disappointment. When I walk a home, I am not simply glancing for apparent holes. I am looking for patterns.

Cracking patterns tell a story. A single diagonal crack from the corner of a door might be a one-off, however a series of identical cracks in numerous rooms can indicate framing motion, truss uplift, or irregular taping during building and construction. In that case, merely covering each fracture as if it were unassociated is not likely to hold.

I also pay very close attention to ceilings. Denver's mix of textured ceilings and strong light makes ceiling defects very visible, specifically at certain times of day. Hairline fractures along ceiling joints, separation where walls meet ceilings, and drooping in areas that as soon as had leakages all need more than paint.

Moisture history matters as well. A water stain that "has been dry for years" typically hides loose tape, softened gypsum, or mold. Expert drywall repair in Denver homes with previous roofing or pipes leakages typically involves cutting out and replacing broken sections, not just sealing and painting over them. Skipping this action results in peeling and bubbling later.

Finally, I think about the customer's plans. If the house owner is preparing the property for sale within months, I may suggest a different scope than if they prepare to stay for a years. A long-term property owner investing in a major color change should know that the very best return on that investment typically comes when the surfaces beneath are sound.

Common repair levels and what they indicate for painting

Not all drywall repair is the very same. The repair technique should match the damage and the expectations for the last finish.

At the lightest level, you have fundamental patching. This covers nail holes, minor dents, small anchor holes, and hairline cracks that have not yet telegraphed larger. For this work, a painter utilizes lightweight joint substance, applies a couple of coats, sands carefully, and spot-primers. This approach is suitable for light wear and tear.

Next up is joint support. For repeating cracks at joints, especially above doors and windows, the repair normally involves cutting or scraping out the old joint, setting up new tape, using numerous coats of substance, sanding, and after that priming. This is more labor extensive and typically requires two to three sees to allow appropriate drying between coats.

Beyond that, there is patch replacement. When you have holes from past electrical work, effect damage, or areas jeopardized by water, we eliminated and replace the broken part with new drywall. This may involve setting up backing assistance, taping and mudding the joints, and thoroughly matching existing texture.

Finally, there is surface restoration. Some Denver homes, especially those that have actually seen numerous owners, have actually been patched a lot of times that the walls develop a "bumpy" appearance. At this moment, the best method is often to skim coat whole walls or ceilings with a thin layer of substance, then retexture or smooth as desired. This raises the expense and timeline however can change an exhausted interior into something that feels recently built.

Your painting quote should make clear which level of repair is included. When someone provides a remarkably low rate for a big interior, drywall repair generally is not part of that number or is restricted to the most fundamental patching.

The role of guides and products in Denver interiors

Once repairs are complete, the shift from mud to paint go through one important step that many do-it-yourselfers avoid: appropriate priming.

In dry environments like Denver, joint compound and new drywall are extremely absorbent. If you use finish paint straight over them, specifically with darker or glossier colors, you frequently end up with "flashing" where fixed areas show light differently. The wall might look covered despite the fact that it feels smooth.

Professional interior painting in Denver usually involves a minimum of one of 2 approaches. For small isolated patches on otherwise sound painted walls, spot-priming with a quality bonding primer is typically enough. For larger repairs, skim-coated walls, brand-new drywall, or heavy spots, we normally use a full primer coat throughout the whole surface.



Moisture- and stain-blocking guides are especially essential over older water damage. Even if the location has been dry for several years, tannins, rust, or smoke residues can bleed through routine paint. Utilizing the appropriate guide conserves duplicated repainting later.

Paint shine also engages with surface area quality. Flat and matte paints hide minor disparities better than eggshell or satin. When a client wants higher shine on walls to improve washability, especially in families with kids or animals, I adjust the level of drywall repair appropriately. A wall that looks flawless in flat paint may show faint lines and spots with eggshell under Denver's strong natural light.

How professional requirements vary in between residential and industrial work

The phrase "business painting contractors Denver" can imply anything from a two-person team dealing with a small office to big firms that repaint health centers, schools, and high-rises. The standards and concerns in industrial spaces sometimes vary from those in private homes.

In lots of commercial settings, function and toughness outrank perfection. Workplace corridors, storage facility walls, stairwells, and mechanical spaces require finishings that protect surfaces and allow cleansing, but they do not require the same level of visual refinement as a custom-made home theater or front entry in a residence.

That does not indicate drywall repair is ignored in commercial tasks. Structural cracks, safety-related damage, and failing tape joints still require attention. Nevertheless, the surface level is frequently more flexible. For example, a meeting room might get more thorough repair and a smoother finish than a back-of-house storage location in the very same building.

In residential painting in Denver, the standard is generally higher because individuals live inches from these surfaces every day. They look at bedroom ceilings from their pillows, notification wall flaws while resting on the sofa, and see the exact same hallway in multiple lighting conditions. Homeowners likewise rely more on natural daylight than business properties, which often use more consistent artificial light.

If you are accountable for a mixed-use residential or commercial property or multifamily building, it helps to clarify expectations area by area. Units planned for premium rental or sale will take advantage of more careful drywall repair, while garages and utility rooms can be more utilitarian.

Budgeting for drywall repair in a repaint project

Cost surprises typically arise from what is concealing under old paint. Smart budgeting acknowledges that at least some drywall work is likely, specifically in older Denver housing stock or in structures that have actually experienced considerable temperature swings.

From experience, I usually motivate property owners to psychologically allocate a portion of their interior painting spending plan to possible drywall repair. The percentage varies, however on a normal full-interior repaint in a 2,000 to 3,000 square foot home, it is common for 10 to 25 percent of the labor cost to reflect patching, joint repair, and surface area preparation, presuming the house remains in average condition.

Several elements push that number higher:

Age of the home. Properties from the 50s through 70s sometimes utilized products or techniques that do not age gracefully. Knocking on the walls, checking for plaster over lath, and looking at previous repairs offers clues.

History of leakages or structure shifts. Even if existing wetness issues have actually been resolved, old damage typically requires attention before painting.

Desire for finish level. A property owner who wants completely smooth walls with higher-sheen paint will require more substantial preparation than someone comfy with modest imperfections and flat paint.

Scope of color modification. Going from dark to really light, or vice versa, tends to reveal more defects. When a client selects a crisp white or deep navy, I prepare for and plan for extra joint and surface area correction.

The most transparent contractors in residential and industrial painting in Denver discuss these variables upfront. They might supply a base rate for painting with an allowance for drywall repair, to be finalized after a more comprehensive examination. While that may feel less "neat" than a single complete number, it prevents aggravation later when previously hidden concerns appear.

Deciding in between repaint, repair, or complete resurfacing

At some point, specifically in long-occupied homes, you reach a crossroads. Do you keep patching and repainting, or is it time to commit to a bigger reset of the walls?

The option normally comes down to a contrast of 3 paths:

1. Simple repaint with spot patching

This is the least costly and fastest option. It works well if the walls are fundamentally sound and you are comfortable with some sticking around subtle flaws. It is common in leasings, secondary spaces, and budget-conscious projects.

2. Targeted drywall repair followed by repainting

This technique addresses particular problem locations: recurring cracks, stopped working tape joints, damaged corners, and localized holes. It adds time and expense but significantly improves the appearance and longevity of the paint. This is the most typical course for quality residential painting in Denver.

3. Full resurfacing or partial remodelling of wall systems

Here we discuss skim covering entire rooms, retexturing ceilings, or even changing significant drywall sections. The objective is to rejuvenate surface areas that have actually seen years of patches, texture experiments, and color changes. This choice makes sense during bigger remodels, when upgrading lighting, or when preparing a high-value residential or commercial property for sale.

The best option depends not just on present damage, however likewise on how long you plan to stay, your tolerance for future minor cracking, and whether nearby upgrades are planned. If you are changing flooring, cutting windows, or installing brand-new lighting that will highlight walls in a different way, it can be a good idea to lean further towards more comprehensive repair or resurfacing.

Working successfully with painters and drywall repair specialists

Once you have actually selected the general method, the next step is choosing who will do the work. In Denver, many respectable painting contractors likewise provide drywall repair in-house, a minimum of up to a particular level. Larger or more complicated damage might involve specialist drywall repair Denver CO teams, particularly when structural issues or significant water damage exists.

Communication is essential. Before work begins, stroll the space together and point out areas that worry you. A good contractor will likewise mention concerns you might not have discovered, such as subtle ceiling cracks or bowed walls. Request explanation about:

Which locations will get basic patching only, and which will be completely repaired.

How texture will be matched, particularly on ceilings.

What guides and products will be used to shift from repaired locations to finished paint.

What limitations they anticipate, such as fractures that might come back in time even with correct repair due to the fact that of ongoing structural movement.

For inhabited homes, also discuss dust control. Major drywall repair generates fine dust that travels easily, especially in forced-air homes. Professional crews utilize plastic containment, vacuum sanding where appropriate, and comprehensive clean-up to keep interruption manageable.

If you manage or own industrial property, coordinate with your commercial painting contractors in Denver about gain access to times, sound, and defense of home furnishings and equipment. Repair in offices, schools, or retail spaces frequently needs to happen in staged phases or off-hours, which affects scheduling and cost.

A useful method to think of your own walls

Homeowners often ask for a basic rule about when to repaint and when to repair. There is [My Denver Painter commercial painting contractors denver](#) no formula that covers every case, however there is a practical way to take a look at your walls.

First, stand in the space at various times of day, particularly when natural light angles throughout the surface areas. Look from several vantage points, not simply straight on. If you can see more than a handful of lines, bulges, or mismatched spots, you are most likely in "repair before repaint" territory.

Second, press gently on suspect locations. Softness, motion, or collapsing indicate deeper issues than paint can fix.

Third, consider just how much attention the room gets. Entrances, primary living-room, cooking areas, and primary bedrooms should have a higher standard than closets, utility rooms, or low-use basements.

Finally, think in years, not months. If you anticipate to enjoy your brand-new colors and finishes for 7 to ten years, spending a bit more now to support the walls makes sense. Quality drywall repair and thoughtful interior painting in Denver homes normally last that long or longer when done properly, barring significant structural or moisture events.

Fresh paint can definitely transform a space, however it is only as excellent as what lies below. When you appreciate that relationship, and when you select contractors who do the same, your walls will look cleaner, feel more solid, and age more gracefully in Denver's demanding climate.

My Denver Painter is a Painting Company

My Denver Painter is located in Denver Colorado

My Denver Painter was founded in 2019

My Denver Painter is owned by Blake Wilson

My Denver Painter is a limited liability company

My Denver Painter provides Interior Painting

My Denver Painter provides Exterior Painting

My Denver Painter provides Cabinet Painting

My Denver Painter offers Kitchen Cabinet Painting

My Denver Painter offers Bathroom Cabinet Painting

My Denver Painter serves the Denver Metro Area

My Denver Painter serves residential clients

My Denver Painter serves homeowners

My Denver Painter has a five star rating

My Denver Painter has over fifty customer reviews

My Denver Painter is known for professionalism

My Denver Painter is known for strong communication

My Denver Painter is known for quality workmanship

My Denver Painter focuses on customer service

My Denver Painter emphasizes a personalized client experience

My Denver Painter uses skilled professionals

My Denver Painter uses high quality materials

My Denver Painter aims to exceed industry standards

My Denver Painter operates in the painting and wall covering industry

My Denver Painter has approximately five employees

My Denver Painter has been in business for over five years

My Denver Painter has a phone number of (303) 720-6874

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My Denver Painter has a website <https://mydenverpainter.com/>

My Denver Painter has Google Maps listing <https://maps.app.goo.gl/gwTuJeP29uEnw3yM9>

My Denver Painter has Facebook page <https://www.facebook.com/profile.php?id=100057091525195>

My Denver Painter has Instagram <https://www.instagram.com/mydenverpainter/>

My Denver Painter won Top Drywall Repair Denver Company 2025

My Denver Painter earned Best Interior Painting Denver Award 2024

My Denver Painter was awarded Best Residential Painting Denver 2026

People Also Ask about My Denver Painter

What is the process for interior painting?

The first step to any project is to survey the room and the walls that we will be painting and then moving the furniture according to what makes sense. We then go through and take all the décor and pictures off the walls. Once everything has been arranged, we then cover all the furniture and flooring to make sure that everything is protected to the maximum degree. After this process has been completed, we then start to prep the walls. Included in this is fixing any cracks in the walls as well as holes and nail pops. Now the painting can begin! With a full interior painting job, the process is very simple. We start with the ceiling trim and then the wall to be able to "cut in" and give you the cleanest lines possible.

What is the process for exterior painting?

Safety is our main concern. The first thing we must do is remove any items that are adjacent to the work site. Depending on the need, we then power wash the home before painting. The next step of the prep work is to lay down the drop cloths where we see it is needed. Having a smooth surface to paint on is crucial which is why we start the process out with scraping any paint that is peeling or flaking. These spots are then cleaned and primed. The smooth surface allows for the paint to adhere properly. After all of this has been completed, we then paint the exterior of your home to the number of recommended coats that will give the most protection and durability to your home. The final step to exterior painting is clean up. We remove all the plastic and drop cloths, clean up the drips, and then we clean up the debris and equipment in your yard.

What prep do I need to do before the crew arrives?

The most important prep work that a homeowner or business owner can do is to finalize the paint color beforehand. This will help us to make sure we have the paint order correct and ready for the project.

Interior Painting: When it comes to interior painting there are several things that you need to do in order to get the space ready for us. The first step is to remove any breakables out of the room and to a safe location. This would also include removing any picture or hanging décor. Our crew will move any and all big furniture and objects. Once we have them moved to the center of the room, we then cover them to ensure that no paint gets on any of your furniture.

Exterior Painting: The same applies with exterior painting. We just need the same items around the home or building to be picked up. We will move any large items around the house that need to be. This includes your porch or patio furniture.

What are the typical products that My Painter recommends using?

We work closely with several local suppliers, most commonly Benjamin Moore and Sherwin Williams vendors. However, we are always happy to accommodate our customers' product preferences, and can use whichever brand of paint you prefer. We can also recommend a variety of zero-VOC and low-VOC paints to eliminate fumes

and toxicity in your home. We are happy to provide information on the various product lines each brand makes, as well as make recommendations for the best products for every type of project. Different surfaces call for different kinds of paint. Whether your project entails drywall, plaster, wood, vinyl, brick, concrete, metal, etc., we have experience with every type of surface and can help you make the right decision for the best adhesion, coverage and protection possible!

What form of payment can I use?

We accept cash, check, and most major credit cards. On credit card transactions, a 3.5-4% processing fee will be added to the final invoice. We do not accept American Express.

How should I prepare for my estimate?

When it comes to an estimate, the ideal situation is for all the decision makers to be there during it. My Denver Painter understands though if that's not possible. When it's not possible for all the decision makers to be there, we ask that you converse ahead of time to agree on the scope of work so that there aren't any miscommunications or needless delays.

Additionally, we want to hear about what you liked or didn't like about your last painting job. This will help us to be aware of what is important to you and help us to exceed past your expectations. We want to make sure that we can eliminate any disappointment from the outset. What will also help everything run smoothly is when a budget has been decided on beforehand. Your home is an investment and painting it will help to protect your investment. We understand though that everyone has a budget, deciding what your budget is will help us to tailor our recommendations to your needs.

Consider what paint colors you're wanting in your home. If possible, make your decision ahead of time but if you're needing help regarding this, then don't worry. My Denver Painter can help you to make the right decisions. Come prepared to ask us questions, we want you to benefit as much as possible from our expertise.

When it comes to an estimate, we like to make sure that there is enough time to go over the entire project and answer any questions that you may have. A typical inspection will only take 30 minutes or less. If the project is of considerable size though we make sure not to rush anything and let it take as long as it needs to for you to feel confident. Our number one priority is to make sure you are happy with our work from start to finish. That starts with giving you the best guidance and information through the entire process.

Do you offer commercial painting and residential painting?

No matter what type of building or material we offer both commercial and residential painting all year round whether interior or exterior.

What services does My Denver Painter offer?

My Denver Painter offers a range of residential painting services including interior painting exterior painting and cabinet painting to improve the look and value of your home.

Is My Denver Painter a good choice for interior painting?

My Denver Painter is known for high quality interior painting with strong attention to detail clean finishes and excellent customer service making it a reliable choice for homeowners.

Does My Denver Painter provide cabinet painting services?

Yes My Denver Painter specializes in cabinet painting including kitchen and bathroom cabinets helping homeowners update their spaces without full renovations.

How much does My Denver Painter charge for painting services?

The cost of services from My Denver Painter depends on the size of the project surface preparation and materials but they typically provide custom quotes after evaluating your home.

What makes My Denver Painter different from other painters?

My Denver Painter stands out for its focus on customer experience communication and high quality workmanship which has helped build a strong reputation in the Denver area.

Where is My Denver Painter located?

The My Denver Painter is conveniently located at 1700 Lincoln St floor 17, Denver, CO 80203. You can easily find directions on [Google Maps](#) or call at [\(303\) 720-6874](#) Monday through Sunday 24 hours a day

How can I contact My Denver Painter?

You can contact My Denver Painter by phone at: [\(303\) 720-6874](#), visit their website at <https://mydenverpainter.com/> or connect on social media via [Facebook](#) or on [Instagram](#)

After catching a show at [Paramount Theatre](#), property owners nearby often rely on My Denver Painter for drywall repair denver, interior painting denver, residential painting denver, commercial painting contractors denver, and

drywall repair denver co work.