



HOUSE PREP CHECKLIST

WHY PREP?

The first impression is EVERYTHING! Make your listing stand out and promote the home in the best light possible! By **planning ahead of time** for professional photography, you can make your listings stand out even more and create that amazing FIRST IMPRESSION.

We have created a checklist which helps the Seller prepare the home and show its full potential!

It can be as simple as:

- ✓ De-clutter
- ✓ Depersonalize
- ✓ Replace all burned-out light bulbs
- ✓ Put away garbage cans, blueboxes, hoses, toys, bikes, garden tools, etc.

WHAT TO EXPECT

The photographer will be scheduled for 45 minutes per house to take amazing photos of your home! To capture the full potential of the home in the most efficient manner, the Sellers and Agents can step outside or be on another floor while the photographer is taking the key angles.

The photographer will not move or re-arrange furniture, clean, declutter, make beds, etc. Prepping ahead of time can avoid any setbacks and ensure the home is at its prime

WANT TO SEE THE FULL PREP LIST?



WANT TO GO ABOVE AND BEYOND FOR YOU SELLERS?

HERE'S THE FULL PREP LIST!

INSIDE THE HOME

- De-clutter as much as possible. Put away toys, clothing, dishes, towels, shoes etc.
- Depersonalize. Put away family photos.
- Remove seasonal decorations and calendars that would date your listing photos.
- Dust and vacuum
- Make all the beds, fluff pillows and check bed skirts.
- Keep bedding simple and solid colours if possible.
- Empty dresser and nightstand surfaces.
- Clean the kitchen sink and put away all dishes.
- Clear the kitchen countertops completely, including small appliances.
- Remove all magnets, decorations, and photos from the refrigerator.
- Vases of fresh flowers are an excellent touch for the dining table and/or kitchen counter.
- Straighten all chairs and space them evenly
- Remove child seats/booster chairs
- Clear all bathroom countertops and put away personal items.
- Remove all shampoos, conditioners, etc., from the shower if a glass shower door.
- Put out guest towels and hide all the others.
- Hide all trash cans and bathroom cleaning brushes.
- Put all toilet seats and lids down.
- Remove floor mats.
- Hide all pet food/water bowls, pet beds and pet toys.
- Replace all burned out light bulbs.



OUTSIDE THE HOME

- Trim the lawn, rake leaves, shovel snow from driveway, decks, etc.
- Clean up after any animal
- Put away garbage cans, blueboxes, hoses, toys, bikes, garden tools, etc.
- Hide yard decorations and seasonal decorations
- For pool/hot tub - put away covers, uncover and clean
- Open umbrellas on patio sets
- Uncover BBQ when in season
- Consider adding splashes of bright coloured flower pots to the landscape

RIGHT BEFORE THE PHOTOGRAPHER ARRIVES

- Turn on ALL interior lights and lamps (even lights in furniture cabinets)
- Turn off ceiling fans
- Light/turn on fireplaces
- Open all blinds, shades, curtains
- Clear vehicles, blue boxes, garbage cans etc. from the driveway and the street in front of the home
- Secure animals in a safe location away from rooms being photographed