



In today's real estate market, most buyers begin their search online, making it essential for your property to stand out with a strong first impression. Hiring a professional to showcase your home can make all the difference, helping potential buyers envision themselves living there. To create a universally appealing space, focus on decluttering and removing personal items to present a clean, inviting environment that resonates with a broad audience.



Living Areas

- Arrange furniture so each room looks as large as possible (it may be necessary to remove furniture to make the rooms more spacious).
- Floors should be tidy, remove small throw rugs and doormats.



Kitchen/Dining

- * Wipe counters/clear sink and counters of all dishes.
- * Remove items hanging on the refrigerator (magnets, photos, papers, etc).
- Remove sponges, soap dispensers, dish drain. Remove items from the top of the fridge.
- * Remove floor mats/small area rugs. Hide trash/recycle bins.
- Remove small appliances from counter tops.
- Display a bowl of fruit (real or artificial) to add a splash of color.



Bedroom(s)

- * Make sure beds are neatly made.
- * Clear personal items off bedside tables.
- Make sure items stored under the bed can't be seen.
- * If walk-in closets are to be photographed, they should appear neat and organized.
- * Hide clothes and shoes from view.



Bathroom(s)

- * Remove toiletries (such as soap, toothbrushes, shampoo, etc) from sink and shower.
- Display a clean towel on the towel rack.
- Put a fresh roll of toilet paper in the holder.
- * Put away toilet brushes/plungers.
- Remove floor mats/small area rugs.



Outdoors/Exteriors

- * Lawn should be mowed, remove weeds/dead plants from patio, walkway, and driveway.
- * Remove vehicles, RVs, boats, etc from driveway and front of home (if possible).
- * Move trash containers into the garage or to the far side curb away from the property.
- Clean and arrange outdoor furniture to make the area look appealing.
- * Remove garden hose(s) or neatly display. Remove yard signs (for sale, home security, etc).
- Uncover grill and open patio umbrella(s).
- * Yard and driveway should be free of unnecessary clutter (tools, toys, construction materials).
- * Close garage door(s).



General

- Turn off all ceiling fans. *Note: we will turn them on for video.*
- Turn on all lights (plus fireplaces, lamps, and under-cabinet lights), replace burned out bulbs.
- Hide waste baskets/laundry hampers.
- * Clean mirrors, dust furniture, remove pet items (beds, bowls, toys, litter boxes, etc).
- Hide (or remove) wires that can be seen hanging from wall outlets.
- * Remove personal items (photos, sport team memorabilia, political/religious items, etc).
- * Remove all clutter (remote/gaming controls, papers, phone chargers, etc) & seasonal decor.
- * Hide children's toys and portable cribs. If they can't be removed, display neatly.