

Real Estate Checklist



It's important that we show your home at its best to attract maximum interest so that it sells quickly and for the highest possible price. We will be photographing both inside and outside of the property except for storage areas (garages, sheds, closets, pantries and cupboards), unless they are a key feature. We will need all of the lights on and blinds and curtains open. Photographing a home takes on average 45 min, you do not need to be present.

Here is a checklist of recommendations:

General

- Floors, paths, windows and surfaces are clean.
- Large family photos (optional) and items you don't want photographed are hidden away.
- Holiday decor (Christmas trees/lights, cards, calendars, etc) are removed.
- Any items that are likely to be potentially offensive or divisive are removed (confederate flags, political signs, religious decor, etc).
- Visible electrical cables are hidden behind appliances and cabinets.
- Lawns are mowed and flower beds are free of weeds. Flower beds should be mulched.
- Pool and spa water is clear and debris (trash, dirt, plant material) is removed.
- Pool equipment (pool cleaners, hoses, covers, toys) and BBQ covers are removed.
- Pet items (bowls, leads, scratch poles, kennels) are removed.
- Cars are moved out of carports and the driveway, and away from window views (preferably inside the garage if fully enclosed).
- Garage doors are down.
- All lights are and on working, including under-cabinet lights, and range hoods. Bulbs should be of the same wattage and color to avoid color casts.
- Ceiling fans should be off and clean. Floor fans should be removed.
- All people and pets are kept well away from areas being photographed, including through windows.

Kitchen

- Counters in kitchen and bathroom areas are cleared of all unnecessary items (dishes, dish drainers, wash cloths, detergent, pots, pans, food, containers, toothbrushes, cleaning products, hair dryers, toiletries, etc)
- Fridge doors are cleared of all items (magnets, notes, stickers, photographs).
- Kitchen trash cans, tea towels, paper towels, and pot holders are removed.

Bedrooms/Bathrooms

- Counters in bathroom areas are cleared of all unnecessary items (toothbrushes, cleaning products, hair dryers, toiletries, etc)
- All items are removed from the shower recesses (caddies, bottles, exfoliation items, soap).
- Small rugs and mats are hidden from sight.
- Medical items (medications, medical equipment, mobility aids) are removed.
- Beds are made and bedrooms cleaned.
- Excessive toys are removed.

It is ultimately the responsibility of the home owner and/or agent to ensure that the property is ready to photograph when I arrive. I am not responsible for moving items or cleaning your home. If you require further information, please text the number below with your questions.