

## **Preparing your home through the eyes of a buyer**

### **Clean, Clean, Clean**

- Have the carpet shampooed, wax the floors, wash the walls, windows, drapes and lighting fixtures. Consider engaging a cleaning service.

### **The effort put into repairing and cleaning your property is likely to be returned in a fast sale the most attractive price.**

- As buyers approach your property the first time, impressions are formed quickly.
- Take a close look as you walk the property. Clean anything that looks dirty; repair or replace anything that looks loose, dingy, rusted or broken. Replace a tired looking mail box. Clean the exterior light fixtures and wash the windows. Try to spot hanging or rusty gutters, loose shingles or shutters.
- Yard - Remove all toys, garbage from view. Do the necessary yard work; weed the bed, trim the trees & shrubs, mow the lawn & keep edged. Turn and weed the beds; trim the trees and shrubs. Fix the gate latch. Pick up litter.
- Garage ~ Clean it out and discard everything you don't use.

### **Be mindful about the appearance of the front door, it is usually the first thing a buyer looks at upon arriving to a showing.**

- Worth the extra effort sprucing up your front door ~ Paint & Door Mat
- Buyers take a close look at the basement of a home. They will look for bad wiring, leaky pipes and signs of decay.
- Clean out basement and dispose of everything you are not going to take when you move. It will have to be thrown out anyway.
- Ensure that there is plenty of lighting. As a rule, do everything to lighten the appearance of your home. Raise blinds, open the drapes, and use light colors.
- Sweep or vacuum floor & stack item neatly against the wall in the home.

### **Kitchen: May be the most important room in the house. Keep it bright & attractive.**

- Clean curtains or replace if needed.
- Remove appliances from counters and maximize counter space.
- Clean stove, microwave and refrigerator.

### **Bathrooms: Should be sparkling, clean, bright, & smell fresh.**

- Install a new shower curtain and replace worn throw rugs.
- Polish all fixtures, hang fresh towels, remove stains from toilets and bathtubs and re-caulk if needed. Use air freshener and display colorful soaps.

### **The living room**

- Clean out the fireplace and place logs in it.
- Polish all woodwork.
- Be sure rooms are not cluttered or crowded. The less amount of furniture, the larger a room

appears.