



Here is a list of home features, tips and things you can consider in sprucing up your home for that first date with your homebuyer. Accomplish a little everyday and soon your home will be ready to make that lasting first impression.

Your Home's Curb Appeal

- ☐ Mow lawn
- ☐ Trim shrubs
- ☐ Edge gardens and walkways
- ☐ Weed and mulch
- ☐ Sweep walkways and driveway, remove branches, litter or toys
- ☐ Add color and fill in bare spots with plantings
- ☐ Remove mildew or moss from walls or walks with bleach and water or other cleaner
- ☐ Take stains off your driveway with cleanser or kitty litter
- ☐ Stack woodpile neatly
- ☐ Clean and repair patio and deck area
- ☐ Remove any outdoor furniture which is not in good repair
- ☐ Make sure pool or spa sparkles
- ☐ Check for flat-fitting roof shingles
- ☐ Repair broken windows and shutters, replace torn screens, make sure frames and seams have solid caulking
- ☐ Hose off exterior wood and trim, replace damaged bricks or wood
- ☐ Touch up exterior paint, repair gutters and eaves
- ☐ Clean and remove rust from any window air conditioning units
- ☐ Paint the front door and mailbox
- ☐ Add a new front door mat and consider a seasonal door decoration
- ☐ Shine brass hardware on front door, outside lighting fixtures, etc.
- ☐ Make sure doorbell is in good working order

General Interior Tips

- ☐ Add a fresh coat of interior paint in light, neutral colors
- ☐ Shampoo carpeting, replace if necessary
- ☐ Clean and wax hardwood floors, refinish if necessary
- ☐ Clean and wash kitchen and bathroom floors
- ☐ Wash all windows, vacuum blinds, wash window sills
- ☐ Clean the fireplace

- ☐ Clean out and organize closets, add extra space by packing clothes and items you won't need again until after you've moved
- ☐ Remove extra furniture, worn rugs, and items you don't use; keep papers, toys, etc. picked up—especially on stairways
- ☐ Repair problems such as loose door knobs, cracked molding, leaking taps and toilets, squeaky doors, closets or screen doors which are off their tracks
- ☐ Add dishes of potpourri, or drop of vanilla or bath oil on light bulbs for scent
- ☐ Secure jewelry, cash and other valuables

The Living Room

- ☐ Make it cozy and inviting, discard chipped or worn furniture and frayed or worn rugs

The Dining Room

- ☐ Polish any visible silver and crystal
- ☐ Set the table to help viewers imagine entertaining here

The Kitchen

- ☐ Make sure appliances are spotless inside and out (try baking soda for cleaning Formica stains)
- ☐ Make sure all appliances are in perfect working order
- ☐ Clean often forgotten spots on top of refrigerator and under sink
- ☐ Wax or sponge floor to brilliant shine, clean baseboards
- ☐ Unclutter all counter space, remove countertop appliances
- ☐ Organize items inside cabinets, pre-pack anything you won't be using before you move

The Bathrooms

- ☐ Remove all rust and mildew
- ☐ Make sure tile, fixtures, shower doors, etc. are immaculate and shining
- ☐ Make sure all fixtures are in good repair
- ☐ Replace loose caulking or grout
- ☐ Make sure lighting is bright, but soft

The Master Bedroom

- ☐ Organize furnishings to create a spacious look with well-defined sitting, sleeping, and dressing areas

The Garage

- ☐ Sell, give away, or throw out unnecessary items
- ☐ Clean oily cement floor
- ☐ Provide strong overhead light
- ☐ Tidy storage or work areas

The Basement

- ☐ Sell, give away, or throw out unnecessary items
- ☐ Organize and create more floor space by hanging tools and placing items on shelves
- ☐ Clean water heater and drain sediment
- ☐ Change furnace filter
- ☐ Make inspection access easy
- ☐ Clean and paint concrete floor and walls
- ☐ Provide strong overhead light

The Attic

- ☐ Tidy up by discarding or pre-packing
- ☐ Make sure energy-saving insulation is apparent
- ☐ Make sure air vent is in working order
- ☐ Provide strong overhead lighting
- ☐ Leave a flashlight close by in case buyers want to look at the attic or crawlspace

When It's Time To Show

- ☐ Make sure your property profile folder, utility bills, MLS profile, house location survey, etc. are available
- ☐ Open all draperies and shades, turn on all lights
- ☐ Pick up toys and other clutter, check to make sure beds are made and clothes are put away
- ☐ Give the carpets a quick vacuuming
- ☐ Add some strategically placed fresh flowers
- ☐ Open bathroom windows for fresh air
- ☐ Pop a spicy dessert or just a pan of cinnamon in the oven for aroma
- ☐ Turn off the television and turn on the radio music at a low volume
- ☐ Make a fire in the fireplace if appropriate
- ☐ Put pets in the backyard or arrange for a friend to keep them
- ☐ Make sure pet areas are clean and odor-free
- ☐ Make sure all trash is disposed of in neatly covered bins
- ☐ Head out ten or more minutes before the show time for buyers to arrive and focus on the home