

Checklist - Getting Your Home Ready

- Declutter and Depersonalize:** Start by decluttering every room. Remove personal items like family photos and excessive decor. Potential buyers should be able to envision themselves living in the space.
- Deep Clean:** Give your home a thorough cleaning, including carpets, windows, appliances, and all surfaces. Consider hiring professionals if needed.
- Repairs and Maintenance:** Fix any obvious issues such as leaky faucets, broken tiles, or loose doorknobs. Address any structural or safety concerns as well.
- Fresh Paint:** Consider a fresh coat of neutral paint on the walls. Neutral colors appeal to a broader range of buyers and make rooms look brighter and more spacious.

- Curb Appeal:** First impressions matter. Enhance your home's curb appeal by:
 - Trimming the lawn and landscaping.
 - Repainting the front door or replacing hardware.
 - Power-washing the exterior.
 - Adding potted plants or flowers.

- Lighting:** Ensure that all light fixtures are working and replace bulbs as needed. Bright, well-lit spaces are more inviting.

- Home Staging:** Consider professional home staging or arrange furniture and decor to highlight the best features of each room.

- Minor Upgrades:** Focus on low-cost, high-impact upgrades, such as:
 - Updating cabinet hardware.
 - Replacing outdated light fixtures.
 - Installing a new backsplash.
 - Refinishing hardwood floors.

- Declutter Storage Areas:** Clean and organize closets, cabinets, and the garage to show ample storage space.

- Address Odors:** Eliminate any unpleasant odors by cleaning pet areas, using air fresheners, and ensuring good ventilation.
- Pricing Strategy:** Work with your real estate agent to set a competitive and attractive listing price based on the current market conditions and comparable sales in your area.
- Marketing Materials:** Invest in high-quality photographs and virtual tours to showcase your home online and in marketing materials.
- Accessibility:** Make your home easily accessible for showings. Consider flexible viewing hours to accommodate potential buyers.
- Gather Documents:** Collect important documents like property records, warranties, and utility bills that can be shared with potential buyers.
- Set Flexible Timeline:** Be prepared for the selling process to take some time. It's essential to remain flexible and patient.



- Safety Measures:** During showings or open houses, secure valuables, medications, and personal information to ensure safety and security.

- Home Inspection and Appraisal:** It can be helpful to have a home inspection and appraisal done before listing your home to address any issues upfront and provide confidence to buyers.

A well-prepared home is more likely to sell quickly and at a better price. Consult with a real estate agent for personalized advice on preparing your specific property for sale and for assistance throughout the selling process.

Remember that first impressions are crucial