

# QUICK TIPS

## *For Staging Your Home*



### Inside

- Home should be spotless, especially bathrooms and the kitchen. Carpets cleaned, tile floors spotless with cleaned grout. Windows need to be clean. Home should not have any bad smells, and no overwhelming “good smells”.
  - Remove clutter, including stacks of magazines and books. Tidy up shelves packed with lots of small items, and overstuffed closets and cabinets. These things all make the home seem smaller and lacking in storage.
  - Dirty beat up walls should be given a fresh coat of paint.
  - Remove most or all personal photos.
  - Master bedroom should be gender neutral.
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- Kitchen counters should be free from unnecessary objects. Magnets, notes, and pictures removed from the refrigerator door.
  - Rearrange or remove some of the furniture in each room to make the room seem larger. No furniture OR too much furniture makes a room seem small. Find the perfect balance.
  - If the home is older, updating certain items goes a long way. Paint an aged fire screen. Use throw pillows to add color and style to a room. One awesome piece of art can update an entire room.
  - Have all the lights including lamps on during showings. Play soft music.



### Outside

- Move garbage cans, wood, building materials, etc. into the garage.
- Check gutters and make sure they are clean and in good repair.
- Prune bushes and trees. Keep plants from blocking windows,
- Weed and mulch planting areas. Remove dead plants or shrubs. Lawn mowed, edged, and in good health.
- Patios and decks should be clear of all small items.
- Check paint on outside of house. Repaint if necessary. Power-washing might be all that is needed for both the house and the driveway.