

Seller's Checklist

CLEAN/REPLACE AS NEEDED:

- ☐ Light Switches
- ☐ Covers for the fireplace
- ☐ Light Bulbs
- ☐ Front door
- ☐ Carpets
- ☐ Blinds
- ☐ Doors and Door Knobs
- ☐ Interior & Exterior Paint
- ☐ AC/Heater vents

DUST EVERYTHING:

- ☐ Walls
- ☐ Blinds
- ☐ Ceilings
- ☐ Baseboards
- ☐ Windows
- ☐ A/C Intake Vents
- ☐ Ceiling Fans

MAKE YOUR HOME INVITING:

- ☐ Rearrange furniture to maximize visual floor space
- ☐ Pack up all knick-knacks and figurines
- ☐ Prune and nurture all house plants
- ☐ Reduce or add house plants to a balanced number
- ☐ Remove any furniture that you can live without
- ☐ Remove all but a few decorative books from bookshelves
- ☐ Pack away personal family photos to de-personalize the home
- ☐ Reduce the amount of wall art to one or two items per room
- ☐ Add lamps to any dark spaces to brighten the room

- Avoid using scented candles, sprays, and plug-in air fresheners
- Leave your home smelling fresh and clean with an essential oil diffuser

LIVING ROOMS AND FAMILY ROOMS:

- Keep coffee tables clear
- Remove any ashtrays
- Keep furniture at a minimum
- Any toys should be stored out of sight
- Use pillows and throws to soften the space

DINING ROOM:

- Bottom of chandelier should be at min. 60" from the floor
- Keep dining table clear except for one nice centerpiece
- Remove extra chairs from the table and dining room
- Remove extra leaves from the table
- The table should seat 4 to 6 chairs max.

KITCHEN:

- Clear all items from kitchen countertops
- Clean tile grout; bleach if needed
- Clean the stove, oven, and microwave
- Clear the refrigerator of magnets, pictures, and messages
- Repair any broken or loose corners on countertops
- Replace burner pans on the stove if worn
- Keep all mops, brooms, vacuums, etc., tucked away
- Empty the garbage before each showing
- Remove any pet food and water dishes before showings
- Organize pantry to look nice and neat
- Box up any dishes & cooking supplies you can live without

- Scrub/polish the sink to make it look like new again

BEDROOMS:

- Make beds daily. Invest in new bedspreads if necessary (consult stager first)
- Clear off bedside tables, dressers, etc.
- Store daily necessities in drawers or closets
- Organize closets to be nice and neat
- Keep closet doors closed
- Keep all the floors clear and vacuum regularly
- Remove all wall decor, other than a tasteful piece of art
- Repair any holes or damage to walls

BATHROOMS:

- Clear and clean all surfaces
- Display a bottle of hand soap or a clean bar of soap
- Purchase new towels if necessary (consult stager first)
- Coordinate all linens in one or two colors
- Fold towels in thirds on towel rack
- Remove all unnecessary items out of shower stalls and tubs
- Clean or replace all shower curtains
- Clean any mouldy areas in the showers and baths
- Replace caulking to make it look new again
- Take off all cloth toilet lids and keep lids closed
- Hide garbage cans and cleaning supplies
- Organize cabinets to be nice and neat

LAUNDRY

- Put soap and supplies in cupboards
- Keep all surfaces and sink clean and empty

- ☐ Use high watt bulbs to make it look brighter
- ☐ Remove any and all clothing, dirty or clean.
- ☐ Keep floors cleared of clutter and mop regularly

EXTERIOR

- ☐ Look at your house objectively from your neighbor's yard
- ☐ Clean or repaint the front door if needed
- ☐ Repaint the exterior and trim if needed
- ☐ Replace any rotten wood on the exterior
- ☐ Sweep all walkways, patios, porches, and decks
- ☐ Pressure wash any dirty/stained concrete
- ☐ Re-stain deck wood as needed
- ☐ Wash windows, inside and out
- ☐ Use outdoor furniture to show use of space
- ☐ Outdoor drapes, pillows, and throws create an inviting retreat

YARD

- ☐ Prune bushes and plants to look healthy
- ☐ Do not allow shrubs or plants to block windows
- ☐ Weed all planting areas
- ☐ Put down fresh mulch to restore color contrast
- ☐ Keep the lawn freshly mowed, edged, and fertilized
- ☐ Remove any dead plants
- ☐ Add a few flowers for a splash of color if needed

GARAGE

- ☐ Clean and sweep out the garage
- ☐ Keep storage nice and neat
- ☐ Repaint dirty areas
- ☐ Pack anything you can live without