

Preparing Your Home For Sale Checklist

What more could you want than to get your home sold for top dollar and in the shortest amount of time? If you take some time and go through the following suggestions, completing if necessary, before you put your house on the market, you'll be on your way to a successful sale. Our goal is to simplify, depersonalize, and de-clutter the home in order for it to show larger and brighter, giving a more spacious feeling to potential buyers. These steps will provide you with an advantage over the competition. Many items will need to be removed to storage and packed for moving. This is important and should be considered as merely giving you a head start on the move to your new home.

General

- Exterior curb appeal ready to impress.
- Start by airing out the home. Most people are turned off by even the smallest odor. Odors must be eliminated, especially if you have dogs, cats, or if you are a smoker.
- If it has been over a year since the carpets have been cleaned—or if they really need it—now is the time to do it. Bare floors should be waxed or polished, as well.
- Clean and wipe down all stained woodwork including doors and cabinets with a wood maintenance product.
- Replace or clean A/C filters. Clean all A/C vents and intake grids.
- Keep your thermostat at 68 degrees.

Lighting

- Upgrade the wattage in all light fixtures to the highest level safety will allow.
- Dust/wash all light fixtures and fans.

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Windows:

- Dust blinds, windowsills, and plant ledges.
- Remove any cobwebs inside and outside.
- Clean interior and exterior of all windows and glass doors.
- Keep all blinds/shades pulled up/open and draperies removed to allow maximum light.

Bathrooms:

- Clean all tubs, toilets, and sinks. Polish hardware.
- Stow unused shampoos, soaps, scrubbing implements, razors, etc. under sink.
- Stow laundry hamper in closet and stow wastebasket under sink.
- Streamline counter—1 or 2 decorative items only.
- Linen cabinets should be organized and items reduced.
- Use baskets to hold make-up and toiletries so that after use they can be stored under the counter.
- Bathtubs, showers, and sinks should be freshly caulked. The grout and tile should be clean and in good condition. There should be no leaks in the faucets or traps.

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Kitchen:

- Keep all flat surfaces (countertops, appliance tops, and furniture) cleared off as much as possible. Kitchen counters should have very little on them to show that there is plenty of available workspace. Keep appliances stored when not in use.
- Clean the oven, range (new drip pans) and the seal of the dishwasher door.
- Remove all magnets, notes, pictures, etc. from front and sides of refrigerator.
- Stow trash can in pantry or under sink.

Utility Room:

- Organize shelves and put away non-cleanser items.
- Keep area clear of clothes and clutter

Notes: