

Preparing your home

FOR SALE

Mow and edge the lawn regularly and trim the shrubs,
Make your entry inviting Paint your front door and buy a new front door mat.
Paint or replace the mailbox if needed.
If screens or windows are damaged, replace or repair them.
Repair or replace worn shutters and other exterior trim.
Make sure the front steps are clear and hazard-free.
Make sure the door bell works property and has a pleasant sound.
Ensure that all exterior lights are working.
Check stucco walls for cracks and discoloration.
Remove any oil and rust stains from the driveway and garage.
Clean and organize the garage and ensure the door is in good working order.
Repair or replace loose knobs on doors and cabinets.
Shampoo carpeting or replace if very worn. Clean tile floors particularly the caulking.
Brighten the appearance inside by painting walls, cleaning windows and window coverings and removing sunscreens.

• First impressions have a major impact on potential Buyers. Try to imagine what a potential Buyer will see when they approach your house for the first time and walk through each room. Ask Robin Fink for advice; she knows the marketplace and what helps a home sell. Here are some more tips to present your home in a positive manner:

Repair leaky faucets and caulking in bathtubs and showers.
Make sure toilet seats look new and are firmly attached.
Repair or replace loud ventilating fans.
Replace worn shower curtains.
Rearrange furniture to make rooms appear larger. If possible, remove and/or store excess furniture.
Remove clutter throughout the house. Organize and clean out closets and pantry
Make sure all kitchen appliances are clean and work properly
Avoid extension cords in plain view.
Keep washer and dryers clean and empty.
Air conditioners, heaters, evaporative coolers should be working and inspected if necessary.
Replace filters.
Check the pool and or spa equipment and pumps. Make sure all are working properly and pool and/or spa are kept clean.
Inspect fences. gates and latches, Repair or replace as needed.