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STAGING CHECKLIST

(Note: Not all items will apply to you, but these are helpful tips)

Curb Appeal/First Impressions

- Sidewalk, deck, and patio swept
- Reduce clutter on deck and patio
- Pressure wash house and side walls
- Clean debris from roof and gutters
- Front door repair and paint
- Trim bushes and plants
- Make flower beds presentable
- Place colorful plants by the front door
- Mow lawn (bi-weekly)
- Consider a plant/flower by the front door

Bedrooms

- Make beds each day
- Consider investing in new, simpler bedding or pillows
- Clear off bedsides tables and dressers
- Keep closet doors closed, but make sure they can open freely
- Keep closet floor clean/organized
- Make sure windows and special features can be seen
- Take down all posters

Garage

- Carports should be cleaned out
- Sweep out garage
- Organize garage
- Always keep doors down while house is on the market

Living/Family Room

- Reduce items on built-ins
- Clear off tables except for a few magazines, vases, statues, etc.
- Clean fireplace, glass door, and windows
- Reduce items off mantels

Bathroom(s)

- Clear off counters and remove all personal items
- Put soap underneath the cabinet
- Clean or invest in new shower curtain
- Keep toilet lid down at all times
- Coordinate towels and fold nicely
- Reduce items in shower/tub
- Hide scale
- Repaint/caulk around tub
- Keep rugs to a minimum

Kitchen

- Clear countertops
- Remove counter appliances
- Remove all magnets, photos, and drawings off refrigerator
- Hide knives in drawers or pantry
- Keep all cleaning supplies out of sight
- Reduce cabinets items or organize neatly
- Empty garbage
- Wipe down the front of cabinets, appliances and drawers

Other

- Make sure the house smells fresh inside, deep clean everything
- Make sure all light bulbs work
- Clean/replace light switches
- Remove personal photographs, clean windows and open blinds/window treatments
- Clean all trim and doors
- Hide pet dishes, beds, and toys
- Store or remove any belongings that could be stolen, broken or distracting



Be Ready To Show Your Home In...

10 Minutes

WHAT TO DO:

- Wipe down countertops
- Turn on all lights
- Open all curtains
- Close all toilet seats
- Make the beds
- Empty all the garbage cans
- Put all clutter into one basket and put it in the car to bring with you

1 Hour

WHAT TO DO:

- Complete everything on the 10 minute list
- Vacuum/sweep all floor surfaces
- Wipe down all glass surfaces
- Sweep the front walk
- Put away laundry
- Scrub toilets and tubs



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