



How to Prepare a Home for Real Estate Photos And your Open House

HOME PREP CHECKLIST

WELL-ADVISED TO BE COMPLETED PRIOR TO THE PHOTO SHOOT SCHEDULED TIME

Your photographer will likely be on a tight schedule, will greatly appreciate it, and a well-prepared home will allow for more time to focus on excellent photography!



1. The Home should be:

- ✓ Clean
- ✓ Organized
- ✓ Uncluttered (decluttering the kitchen, bathrooms and bedrooms, etc. can certainly help to make a home look open, inviting and well cared for)

2. Let There be Light!

- ✓ Let plenty of natural daylight inside by opening curtains and blinds.
- ✓ Vertical blinds usually look best fully open.
- ✓ Horizontal blinds can be left down as long as they let enough light shine through by just rotating the slats or vanes to the open position, (and are decorative).
- ✓ For side-by-side horizontal blinds, if they're raised at all it's best to line up and level the bottom rails for good symmetry.
- ✓ If what shows through particular windows is not something you want to be shown, you can leave those windows covered.

☐ 3. Turn ON All Interior and Exterior Lights

- ✓ Any interior lights that cast a yellowish light can be left off.
- ✓ Exterior landscaping light can be left off if they're too dim in daylight.

☐ 4. Turn OFF All Ceiling Fans

- ✓ Spinning ceiling fans – even on low speed – can appear to be missing their fan blades in photos.
- ✓ Ceiling fan LIGHTS should be ON, (unless they cast a yellowish light).

☐ 5. Remove and Hide All Small Rugs, Trashcans, Toiletries, Etc.

- ✓ Rugs, bath mats and runners in bathrooms, kitchens, hallways and entryways should be removed and hidden in a closet or garage where they can be left until after the photo shoot. Potential buyers want to be able to see the flooring throughout the home, and due to the size of most bathrooms, only a small portion of their floors will be visible in the photos. You don't want what little shows to be covered by a rug, (usually).
- ✓ Remove and hide all soaps, shampoos, hairbrushes, tooth brushes, toothpaste, sponges, toilet brushes, plungers, cleaning products, trashcans, and any related items.
- ✓ Shower curtains and doors are usually best pushed open, revealing the side with the showerhead and/or tub hardware.
- ✓ It's also a good idea to minimize the amount of personal / family pictures left out.
- ✓ Last but not least, we love pets but please be prepared to keep them out of the pictures.

☐ 6. Remember the Exterior to Maximize Curb Appeal

- ✓ If applicable, a fresh-cut lawn definitely helps to make a great, first impression.
- ✓ Hide all trash bins.
- ✓ Coil up or hide any garden hoses.
- ✓ Before your photographer arrives, please move all vehicles away from the home.
- ✓ For aerial photos, the further away any cars can be parked from the home, the better.

Please Note: Unless requested, we do not photograph inside closets or unfinished areas, including the interior of the garage or storage sheds. Most closet doors should be closed.

Thank you for your cooperation!

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