



Preparing Your Home for a Photo Shoot

The first impression buyers have of your home is so important. And since the first time someone sees your home may be online, your home needs to be in excellent condition for the photo shoot.

It is highly recommend that you follow these guidelines, as the photographer will have limited time at your home since multiple shoots are scheduled each day. The intention is to make your home look amazing, but the photographer cannot stage or clean for you. The photographer may have some insight on staging or placement of certain things to make your home look great for a particular shot. When this occurs they are happy to assist in moving some items as needed.

Exterior:

- All cars need to be in the garage with doors closed. No parked cars in front of the house.
- Remove trash cans, garden tools, hoses and sprinklers (hide in garage if possible).
- Sweep driveways, patios and sidewalks.
- Put Deck/Patio umbrellas up (in season) and remove grill covers.
- Pool Equipment out of the pool and out of sight.
- All windows closed and blinds open.
- Mow the lawn, clean up yard debris, store mower out of sight.
- Bushes and trees trimmed to show a clear view of the house, when necessary.
- Enhance curb appeal with a front door wreath, pots of greenery or flowers.

Interior:

General:

- All interior lights on; please replace non-working bulbs.
- Turn OFF ceiling fans and televisions.
- Windows and mirrors should be clean—streak and spot free.

Kitchen:

- Clear off counter tops; remove any excess clutter.
- Remove notes pictures and magnets from refrigerators.
- Make sure clean/dirty dishes are out of the sink and put away.
- Remove garbage cans, dish towels, sponges, dog bowls, paper towel holders, etc.
- If you have a lot of small appliances, spice racks, or gadget holders on the counters, it's a good idea to minimize some of that. The objective is to make counter space look plentiful.

Living Areas and Bedrooms:

- Hide TV remotes, stacks of magazines and newspapers, tissue boxes and laundry hampers.
- Personal items should be put away. (i.e. medications, financial information, bills, jewelry)
- Turn on fireplace in season if possible.
- Move excess furniture out of rooms. You want the space clean, open, and clutter free (dog crates, tray tables, kid's toys, dog toys.)
- Make sure beds are neatly made; drawers pushed in; clothes picked up.

Bathrooms:

- Hide toothbrushes and/or toothbrush holders, tissue boxes, trash cans and personal hygiene and grooming items.
- Please close toilet lids.
- Hang or fold fresh towels.

Finally:

- Check the basics around the house (indoors and out). It just takes a few minutes to make sure the house is clutter free and in order.
- The photographer WILL NOT TOUCH prescription bottles, money, jewelry or what appears to be financial information. Please put these items safely out of sight.
- It's best to remain several rooms away from the photographer during the photo shoot. People in adjacent rooms may be visible due to the wide angle nature of the photography. As a general rule if you're behind the photographer, you're okay!
- The photo shoot is NOT a good time to schedule repairs to the home or have it cleaned.
- **Please have the home ready for the photographer prior to their arrival.**