

## Prepping Your House for Sale

### Inside

1. Start spring cleaning now.
2. Time to purge: anything you are not keeping donate, anything that is personal or nick-knacks pack away.
3. Wash all your windows.
4. Paint walls fresh, using a light neutral colour such as off white/beige/taupe.
5. Open curtains so lots of light gets in
6. Get your carpets professionally cleaned. If you are thinking or replacing them use a beige colour, or consider Luxury vinyl tile/plank, or laminate in a neutral colour. OR have hardwood refinished if very worn.
7. Remove leaves or extensions from tables to make the rooms look bigger.
8. Remove unnecessary furniture. Again, this will make the rooms look bigger.
9. Reduce the number of pillows, afghans, throws, and blankets on your couches.
10. Reduce the number of paintings and other wall decorations.
11. Try to limit the number of chairs around your tables, four to six is ideal.
12. Reduce the number of dishes, glasses and decorative items in the china cabinets.
13. Organize your children's toys in one area, if possible.
14. Make sure all appliances are in good working order.
15. Replace any burned out bulbs.
16. Replace outdated drapes and blinds.
17. Make minor repairs: dripping faucets, cracks in walls or ceilings, loose doorknobs, and torn window screens.
18. Make sure that all windows and doors open and shut properly.
19. Be aware of smells: stop smoking inside the house and temporarily relocate your pets, if possible.
20. Put decorative towels in bathrooms.
21. Thin out and organize your closets to make them look more spacious
22. Change the filters in your furnace.
23. Get rid of all old bicycles, paint cans, and any other useless items from your garage.
24. Play light music during showings and light a fire if it cold outside.

## Outside

1. Keep the lawn neat and tidy.
2. Trim all bushes
3. Remove dead tree branches
4. Put flower planters near the front door, if in season
5. Paint or stain the front door and the mailbox
6. Reseed any bald spots in your grass.
7. Repair any cracked or uneven driveways and walkways.
8. Remove old plastic furniture from the front porch.
9. Make sure your house number is easy to read.
10. Clean windows
11. Make sure that all your exterior lights work and that your home is well lit up at night.
12. Make sure your backyard deck is also neat and tidy and that any gate is well oiled.
13. Make sure the doorbell works.