



Preparing the Property for a Photo Session

In short, we recommend that the property be prepared as if for an open house showing. For best results, please refer to the following list as a guide when preparing your listing for photos:

Exterior-

- Please remove all vehicles from the driveway and close garage doors.
- Remove trash cans, roll up water hoses, sweep patios and porches, manicure the lawn, pick up toys

Interior -

- Clutter needs to be removed to take away excess distraction from the space, and allow the viewer to imagine their own belongings in the space.
- Put away excess toys, pet items, and all personal belongings (toiletries, etc).
- Remove unnecessary items from counter tops and ledges
- Put boxes and other unnecessary items in garage/closets.
- Vacuum and mop all floors, make beds, clean windows- particularly windows with appealing exterior views.
- All light bulbs need to be in working order – lights add warmth and accent your space.

In bathrooms -

- Remove all personal items from countertops (toothbrushes, makeup, blow dryers, etc.)
- Remove shampoos and soaps from view – particularly in glass showers
- Put toilet seats down and clean mirrors and shower glass.
- Don't remove decorative items or decorative towels.
- ALL light bulbs working. All bulbs within the same fixture need to match in colorcast.

In kitchen -

- Put away dishes, sponges, soaps, food, hand towels, high chairs,
- Clean off refrigerator (top and face), put away unnecessary small appliances, etc.
- Don't remove decorative items.

The above list is recommended for best results.

However, if it cannot all be done, we can still photograph the property at your request.

We will open all blinds and turn on all necessary lights when we arrive.

We can also make additional suggestions to the staging of the space, if necessary, to maximize the potential of the room.

Feel free to get in touch if you have any questions:

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