



FOTHERINGHAM
VENTURES

"Every Home Tells A Story"

WEISLY & ASSOCIATES
REAL ESTATE SERVICES

THE ULTIMATE *Home-Prep Checklist*

SELLERS GUIDE

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livinginroseville.net

1. Curb Appeal : First Impressions Matter

- ☐ Pressure wash walkways & driveways
- ☐ Trim bushes, mow the lawn, add fresh mulch
- ☐ Repaint or clean the front door.
- ☐ Upgrade house numbers, mailbox, & light fixtures for a fresh new look

💡 Pro Tip: Buyers decide within 8 seconds if they like a home. Make those first seconds count!

2. Declutter & Depersonalize

- ☐ Remove family photos & personal decor (buyers need to envision themselves there)
- ☐ Clear off kitchen & bathroom counters - less is more!
- ☐ Store away excess furniture to make rooms feel spacious
- ☐ Organize closets- buyers WILL peek inside!

💡 Pro Tip: Less clutter = bigger-looking spaces!

3. Deep Clean Like a Pro

- ☐ Wash windows inside & out for maximum natural light
- ☐ Wipe down baseboards, ceiling fans & air vents
- ☐ Deep clean carpets or consider replacing if badly worn
- ☐ Scrub bathrooms & kitchens until they sparkle (grimy grout is a turnoff!)

💡 Pro Tip: I may know a guy to help with this ;)

4. Minor Repairs That Make a Big Impact

- ☐ Fix leaky faucets & running toilets
- ☐ Touch up scuffs on walls & repaint in neutral colors



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4. Minor Repairs That Make a Big Impact...Continued

- ☐ Replace outdated cabinet hardware & light fixtures
- ☐ Ensure all doors & windows open/close smoothly

💡 Pro Tip: Small fixes can make buyers feel a home is "move-in ready" instead of a fixer upper!

5. Stage for Success

- ☐ Arrange furniture to create open, inviting spaces
- ☐ Add fresh flowers or a bowl of fruit for a welcoming touch
- ☐ Use soft, neutral bedding & towels in bedrooms & bathrooms
- ☐ Let in as much natural light as possible - open curtains & blinds

💡 Pro Tip: A well-staged home can sell for up to 10% more!

6. Smell Check: Create a Welcoming Atmosphere

- ☐ Remove pet odors, musty smells, or strong food scents
- ☐ Avoid heavy air fresheners -opt for subtle, natural scents
- ☐ Bake cookies or simmer cinnamon before showings for a cozy feel

💡 Pro Tip: Smell is the FIRST thing buyers notice when they walk in!

7. Final Walkthrough Before Showings

- ☐ Make beds & put away laundry
- ☐ Empty trash cans & tuck away pet bowls/litter boxes
- ☐ Set the thermostat to a comfortable temperature
- ☐ Play soft instrument music for an inviting ambiance

💡 Pro Tip: Walkthrough your home as if you're a buyer- what stands out?

Not sure what YOUR home needs before listing?

Send me a photo, and I'll share personalized tips on what to focus on!