

Staging Tips For The Outside Of Your Home

The first impression when a buyer drives up to your home is critical. Walk across the street and look at it through the eyes of a buyer. Be tough on yourself. What do you see?

TRIM & HOUSE PAINT

Take a hard look at the front door and trim. Give special attention to this because this is where buyers will get their first opportunity to make a close inspection of your home. Does it need repainting or staining? Repainting the doors and trim to help make the house look crisp and in good condition is one of the least expensive things with the biggest return you can do to dress up a home.

DECKS, PORCHES & PATIOS

- Sweep all decks, walks, porches and patios and keep them clean.*
- Remove any moss from decks, walks and patios.*
- Decks should be pressure-washed, stained or painted if they are in need of it.*
- Reduce clutter on decks, porches and patios so that they look bigger. Get rid of old flowerpots, barbecues, charcoal, planters, toys, construction materials and excess furniture.*

ROOF

- Clean all debris and moss from roof and gutter.*

FENCES

- Repair broken fences and paint if necessary.*

LANDSCAPING

- Plants are like children...they grow up so fast! First they are little and cute, then they seem just right, and all of a sudden they're so big we hardly know how to take care of them! You can't trim the kids, but you can trim your plants. If they need it, do it now.*
- Rake and weed flower beds. Spread new mulch or rock to put a finishing touch on the landscaping. This makes a huge difference.*
- Remove and, if needed, replace all dead plants.*
- Mow lawn and keep it mowed on a weekly basis during the growing season.*
- Trim branches around the roof line.*
- Spray lawn in plenty of time to get rid of dandelions.*

FRONT YARD

- 'Curb appeal' is important. Has your landscaping overgrown the house? Remember... "Your can't sell it if you can't see it!"*
- Move all children's toys to the back yard.*
- Clean and sweep paved driveways. Rake, weed or re-gravel driveways.*

BACK YARD

- Remove any extra items form the yard, such as tools, piles of lumber or auto parts.*
- Children's toys should all go in one area in the back yard.*
- Clean any drains.*