

Preparing Your Home for Sale

Following these tips will make your home stand out against the competition!

1. First Impression

We can't emphasize how important this is for a buyer. The first two things a buyer notices is your yard and the front entrance. Be sure your lawn and shrubs are neatly manicured. Clean the entry way, and if necessary, put a fresh coat of varnish or paint on the front door. Make sure the door handle and kick plate shine.

2. Kitchen and Bathrooms

These rooms offer the best opportunity to display your good housekeeping habits. Make the kitchen and bathroom counter tops appear to be abundant by clearing them of any "extra" decorations. Clean all mildew and stains from the tile and sinks. Make the faucets shine and dazzle! Re-caulk and/or re-tile where necessary.

3. Touch Up and Repair

If your walls or woodwork are showing their age, invest in some paint. A fresh coat of paint adds charm and value to your home. Repair any "dings" and scratches.

4. The Carpet

The carpet is one of the most important parts of a home presentation. Most sellers don't want to hear that they need new carpet. However, if your carpet is showing its age, a new carpet would go a long way in marketing your home. At the very least, a carpet should be professionally cleaned (and stretched if necessary) before listing your home.

5. "Tighten Down the Hatches"

Check all faucets for leaks and repair those that drip. Dripping faucets suggest plumbing in disrepair. WD-40 any squeaky hinges. Tighten all drawer knobs and handles.

6. Lighten Up!

Brighter is better! Make sure all light bulbs are working. Open window blinds and let the sun shine in. Ask your Realtor for advice how to make your home more light, bright, and cheerful. When you know the house is going to be shown, turn on all lights!