

Selling Tips

Preparing Your Home For Sale

- Keep the lawn trimmed and edged.
- Weed, cultivate and mulch flower gardens.
- Trim shrubs and eliminate dead trees and branches.
- Pick up any debris, toys and lawn equipment.
- Repair any fences and gates and give them a fresh coat of paint or stain if necessary.
- Have the exterior clean and attractive, the roof in good repair, and the gutters and downspouts in good condition.
- Replace any cracked windows and torn screens.
- Make the entrance-way clean and inviting, be sure the doorbell works.
- Wash down the mailbox and porch light, sweep the porch.
- Be sure clothes are hung neatly and shoes and other objects are tidily arranged.
- Bathrooms should be sparkling clean with no stains or mildew.
- Repair the caulking in tubs and showers.
- Replace shower curtain and set out fresh towels.
- Bedrooms should appear neat with attractive spreads and curtains.
- Remove any clutter (including wall posters) from kids' rooms.
- Use packing boxes to clean and organize the basement, attic and garage.
- The kitchen should be especially clean and dishes put away.



Seller's Homework



- Extra Key
- Average Utility Bills (past 12 months)
- Seller's Property Disclosure
- Mortgage Information – 1st mortgage, home equity
- Home Owner Association Information
- List of recent improvements or additions
- Warranties currently in effect (ex: appliances)
- List personal property remaining with the home
- Survey and/or appraisal, if available, & copies of recent inspections, if any – termite, mechanical, structural, water, septic

For more information, contact us:
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