

Getting A Home Ready For Pictures

I want the photos of all homes to be the best they can be. This requires teamwork and cooperation that will result in an outstanding online presence when the home goes LIVE on the market.

Although I would love to help style/design the home, I unfortunately do not have the time nor the skill set required to do so. When I arrive to take photos of the property, I ask that all staging and cleaning be done prior to my arrival. To efficiently maintain my busy schedule and deliver the level of service my clients expect, I can not spend unnecessary time at the home waiting for it to be cleaned, dusted, de-cluttered, etc.

Please review the following sections for tips on preparing a home for real estate photography.

Front Exterior <ul style="list-style-type: none">•Close garage doors•Remove cars from driveway•Clean up landscaping (mow, trim, clear leaves)•Remove empty planters•Use broom to remove cobwebs from eaves and door frames•Remove visible water hoses•Remove toys, sports balls, basketball goals, soccer goals, etc.•Place garbage containers inside garage	Master Bedroom <ul style="list-style-type: none">• Make bed, including decorative pillows/shams if available• Clear nightstands of all personal items• Store away phone/tablet charging cables• Remove all clutter from top of dressers• Remove family photos from walls• Clean under bed, removing items that may show in the photos
Kitchen <ul style="list-style-type: none">•Clear counter tops completely. No knife blocks, paper towels, baking supplies, mail, etc.•Leave out max of one small appliance (ex. coffee maker)•Clear outside of refrigerator of magnets, papers, photos, etc.•Hide garbage cans in pantry or closet•Remove mats/rugs•Remove dishes from sink, place in dishwasher	Dining Room/Table <ul style="list-style-type: none">•Clear table, dust and polish the table top•Use decorative place setting if available•Feature one center piece such as a bouquet of flowers•Straighten all chairs and space them evenly•Remove child seats/booster chairs

<p>Living Room/Family Room</p> <ul style="list-style-type: none"> •Remove stacks of magazines, papers, toys, mail, etc. •De-clutter fireplace mantel/hearth (no more than 5 items, including art) •Clean interior of fireplace and re-paint if needed •Fluff and arrange furniture pillows 	<p>•Back Yard/Patio</p> <ul style="list-style-type: none"> •Clean porch, tidy up outdoor tables/chairs/cushions •Pillows/cushions should be fresh, not faded •Clear out kid's toys, balls, frisbees, etc. •Remove visible water hoses •Remove trash cans
<p>Other Bedrooms</p> <ul style="list-style-type: none"> • Remove personalized names from walls • Remove wall stickers/posters • Remove diaper genies • Clean under bed, removing items that may show in the photos 	<p>Pets</p> <ul style="list-style-type: none"> • Place food and water bowls in pantry or closet • Place pet beds/toys in pantry or closet • Use lint roller on furniture to remove pet hair • Contain pets in hidden crate or outside • Clear back yard of pet waste/toys
<p>Bathrooms</p> <ul style="list-style-type: none"> • Clear countertops completely. No soap, toothbrushes, medications, deodorant, tissue boxes, etc. • Put toilet seats down • Close closet doors • Remove shampoo, soap, loofahs, etc. from showers and tubs • Remove dirty towels - leave out only new, unused towels • Remove floor mats 	<div data-bbox="893 898 1497 1264" data-label="Image"> </div> <p>Orange Lemur Photography</p>