



Optimizing Your Home's Potential

EXTERIOR

Replace, repair and/or paint/varnish any damaged:

- Plaster
- Wood Siding
- Trim
- Rain gutters
- Shutters
- Window frames
- Hardware
- Outdoor lighting
- Glazing
- Screens
- Doors
- Doorbell/knocker
- Fences/gates
- Walls
- Gazebos
- Fountains
- Trellises
- Planters
- Broken stepping stones
- Street numbers on house
- Patch/reseal driveway

Other:

- Adjust any sprinklers; repair any broken/leaky heads
- Install fences or shrubs to hide any unsightly views

Put 100-watt light bulbs in:

- Porch lights
- Carport
- Garage

Clean/wash:

- Sidings
- Windows
- Screens
- Outdoor BBQ
- A/C unit
- Pool/spa
- Clean around service areas/trash cans
- Polish door hardware
- Clean oil stains from driveway/street

Landscape:

- Straighten woodpile
- Mow/edge lawn regularly
- Aerate/feed lawn
- Seed bare spots in lawn
- Water lawn regularly
- Replace dead plants
- Haul away rubbish
- Clean up pet droppings
- Prune overgrown shrubs
- Prune or remove greenery blocking view from windows (unless view is desirable)
- Stake sagging trees/shrubs
- Weed flower beds
- Trim around base of trees/walls/fences

ALL ROOMS

Clean especially around:

- Doors
- Windows
- Light switches
- Baseboards
- Chair rails

Other:

- Remove or pull back dark curtains
- Wash lace curtains and have draperies cleaned if necessary
- Lubricate window slides (soap for wood silicon or a candle stump for metal)
- Make sure doors open smoothly
- Clean ceiling light fixtures
- Check for cobwebs
- Fix scratches on wooden floors
- Replace worn flooring
- Replace worn carpet
- Use area rugs if needed
- Empty wastebaskets
- Make the beds
- Fluff the pillows
- Repair leaky faucets

Laundry Area:

- Clean behind washer/dryer
- Eliminate any mildew odors

Kitchen:

- Remove dishes & food from sight
- Clean appliances
- Clean light fixtures
- Clean range hood & light bulbs
- Clean behind appliances
- Keep floor clean
- Make sure outlets work
- Eliminate cooking odors
- Deodorize garbage disposal, dishwasher & refrigerator
- Repair faucets
- Put fresh shelf paper in cabinets
- Organize cupboards

- Clean out under the sink

Bathrooms:

Keep them spotlessly clean.

- Shine mirrors
- Empty Wastebaskets
- Clean shower door
- Lubricate sliding shower door
- Remove soap residue, mildew & mold
- Remove stains from sink, tub & toilet
- Replace old shower curtains
- Clean tile grout
- Make sure toilet flushes properly
- Make sure septic tank is odor free
- Clean, repair exhaust fan/heater

Closets:

- Keep closets free of clutter
- Pack away nonessentials
- Adjust/repair sliding doors
- Lubricate sliding door hardware
- Paint, if needed

Garage/Carport/Shed:

- Keep area clean & uncluttered
- Hang up/put away tools
- Clear away any cobwebs
- Remove oil/paint stains from floor
- Adjust tension rod on overhead garage door
- Lubricate/repair garage door opener unit
- Paint if needed

Basement:

- Eliminate any signs of dampness
- Check for and eliminate cracks

Heating/Air Conditioning Unit:

- Vacuum
- Replace filter
- Clean intake vent

If at least 75% of the items above have been checked off, and your home is realistically priced, expect your home to sell.