

INEXPENSIVE THINGS YOU CAN DO/PURCHASE WHEN LISTING YOUR HOME

by Cindy Rack, Keller Williams © Copyright 2015		
		Give yourself a 12 week window if necessary and do a little every day or week. Use my 15 min rule for cleaning out closets, garage, cleaning windows etc. Only commit to 15 minutes to do whatever you can accomplish during that time and if you find you have another 15 minutes, then continue only committing to 15 minutes at a time.
	Area	Task
<input type="checkbox"/>	Outside	Clean up weeds
<input type="checkbox"/>		Cut grass, trim bushes by windows to let more light in
<input type="checkbox"/>		Plant a few small shrubs & a few flowers, lay mulch in front at minimum
<input type="checkbox"/>		PowerWash awning, porch, shutters and sidewalks, retaining walls, driveway if cement
<input type="checkbox"/>		Clean out gutters
<input type="checkbox"/>		Wash/paint front door. If door is really bad and it's in the budget, replace it.
<input type="checkbox"/>		Replace door knob.
<input type="checkbox"/>	General	New Light bulbs (60 watt soft or LED) Make sure all lights are on when someone is coming to see then house.
<input type="checkbox"/>		Wash windows and Wash and Open curtains and dust blinds and throw away old dirty blinds
<input type="checkbox"/>		Spray a light citrus spray just before you leave for showings if possible or have a diffuser on with essential oils.
<input type="checkbox"/>		New fan blades if necessary on ceiling fans. At a minimum clean them.
<input type="checkbox"/>		Clean out closets and maybe install closet organizers. make sure they are on their tracks properly
<input type="checkbox"/>		remove unnecessary furniture, clutter, magazines
<input type="checkbox"/>		Store valuables such as collectibles or give to relatives
<input type="checkbox"/>		Remove as many personal photo's as possible. Store for move or give to relatives
<input type="checkbox"/>		Have an electrician look over house and fix little things like loose wires, GFCIs, etc.
<input type="checkbox"/>		Have a plumber look over the house and fix small leaks, etc.
<input type="checkbox"/>		Hire a staging expert. They will rearrange furniture to best show a room
<input type="checkbox"/>		Get a POD in your driveway to store your extra furniture and boxes.
<input type="checkbox"/>		Fresh coat of paint in as many rooms as possible.

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	Area	Task
<input type="checkbox"/>		If hardwood floors are covered, remove carpets and wash floors with vinegar water. Refinish if really needed and it is in the budget. If in decent shape, just clean. (depends on how much you are asking for your home.
<input type="checkbox"/>		Clean picture frames
<input type="checkbox"/>		Vacuum and sweep floors
<input type="checkbox"/>		If possible, hide electrical cords
<input type="checkbox"/>		Dust all furniture and clean all mirrors
<input type="checkbox"/>		Eliminate clutter in the garage. You have to clean it out anyway before you move. Throw away anything you are not taking with you.
<input type="checkbox"/>	Reframe Entrance	New throw rug, fresh paint, fresh flowers if possible, remove clutter and shoes
<input type="checkbox"/>	Kitchen	New Kitchen Faucet and/or sink if needed
<input type="checkbox"/>		New Handles on cabinets
<input type="checkbox"/>		Good cleaning especially appliances
<input type="checkbox"/>		Eliminate curtains or purchase fresh bright inexpensive valance.
<input type="checkbox"/>		New area rug, new T-Towels, maybe some jars with olives
<input type="checkbox"/>		Clear the countertops as much as you possibly can
<input type="checkbox"/>		Make sure sink is clear of dishes and stove clear of pots/pans
<input type="checkbox"/>		Depending on the condition of the floor and your budget, you may consider replacing.
<input type="checkbox"/>	Bath/Powder Rms	New faucets if necessary
<input type="checkbox"/>		New shower curtain
<input type="checkbox"/>		New Toilet Seat
<input type="checkbox"/>		New towel rack and towels
<input type="checkbox"/>		RegROUT/re-caulk tub
<input type="checkbox"/>		If floor is really bad, purchase some inexpensive 1 ft tiles to replace
<input type="checkbox"/>	Bedrooms	If bedding is really old, replace with new bedding. It doesn't have to be expensive, just fresh. Add a few new throw pillows.

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	Area	Task
<input type="checkbox"/>		Put all clothes/shoes away.
<input type="checkbox"/>		Just have a few books/magazines by bed. Eliminate the rest.
<input type="checkbox"/>	Laundry Room	Clear out junk
<input type="checkbox"/>		Wash/paint floor
<input type="checkbox"/>		Clean laundry tub, possibly get a new inexpensive plastic one 2/new handles
<input type="checkbox"/>	Contractors	You will save yourself a lot of negotiation hassle during the inspection process if you hire a plumber in advance to fix small leaks and check out the hot water tank. Also, an electrician can fix loose outlets and GFCIs. An HVAC person can clean the furnace and put new filters in. Believe me, it is worth a few dollars to get this done in advance.