

Virtual Tour Staging Suggestions



Exteriors

- Spruce up your garden and lawn; plant fresh flowers and trim shrubbery if necessary.
- Yard and patio should be neat; outdoor furniture should be in good shape; remove trash & recycle bins.
- Mow the lawn; make sure the driveway & entryway are free of clutter (toys, bikes, etc.)
- Winter – keep the sidewalks cleared of snow.
- Move vehicles from driveways and front of house.



Kitchens

- Clean off kitchen counters; remove any clutter.
- Make sure dirty/clean dishes are out of the sink & put away.
- Remove small appliances, food and cutting boards from the countertops.
- Add a bowl of fresh fruit or flowers for some color.
- Keep the center island clear.



Living Spaces

- Remove clutter and tidy up the shelves. (dog crates, tray tables, etc.).
- Move excess furniture out of rooms. You want the space clean, open, and clutter-free.
- Replace burnt out light bulbs (the photographer will need light in most rooms).



Bedrooms / Bathrooms

- Put away clothes and clear counters of personal items
- Remove portable fans, space heaters and small TV's
- Clear night stands of personal items
- Make up the bed and arrange pillows evenly
- Clear bathroom countertops of all personal items
- Remove shampoos and other items in shower areas
- Polish mirrors and glass shower doors
- Put out fresh towels and fold neatly on towel racks