

# An Idea List from Ebby Halliday to Show and Sell Your Home

## Look At Your Home From The Outside, Then Work Your Way In

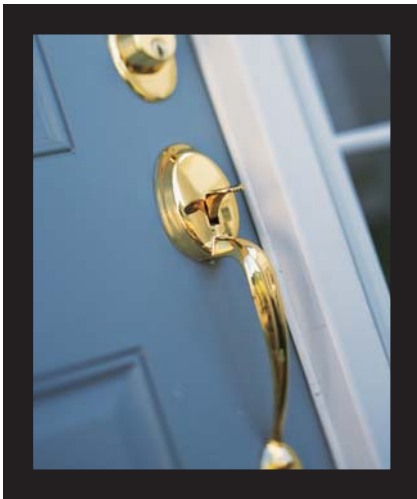
- A well manicured lawn, neatly trimmed shrubs and clean walkways always make a good first impression
- Repair or replace damaged screens, glass panes and door hardware
- Remove driveway stains and eliminate exterior clutter or distracting decor
- Free gutters of debris and replace missing shingles
- Place flowers or potted plants by front door
- Be sure the doorbell works

## Invest In Paint

- Paint improves a room and makes it clean and appealing
- Use white or neutral tones that are soothing
- Check walls for split or peeling papers and replace or repair if needed
- Polish woodwork and paneling throughout your home

## Let The Sunshine In

- Open curtains, shades or drapes on nice days
- Add sparkle to windows by washing inside and out
- Turn on lamps or accent lighting
- Replace missing light bulbs



## Fix Minor Flaws

- Make sure windows and doors open close easily
- Address plumbing problems and present these facilities in working order
- Check doorknobs, drawers and sliding-glass doors for ease of operation lubricate and adjust as needed
- Clean rust and soiled spots

## Decorative Kitchens Sell A Home

- Clear counters of appliance and make space in cabinets
- Clean cabinets inside and out
- Check and clean appliances, floors and walls
- Add green plants or bowls of fruit
- Create a comfortable atmosphere with colorful curtains, cup towels and place mats
- Empty trash baskets

## Blend Color And Convenience In Bathrooms

- Remove clutter from vanities and cabinets
- Scrub sinks, tub and shower; polish mirrors and chrome
- Clean floors and walls
- Deodorize area
- Repair tiles and recaulk if needed
- Put out nice towels
- Add scented soaps or candles
- Empty trash

## Living And Dining Areas Reveal Interests

- Arrange furniture to create an open effect
- Straighten bookshelves
- Clean carpets
- Polish furniture and hardwood floors
- Put logs in the fireplace
- Add magazines, books and flowers to coffee table and discard excess papers
- Place a centerpiece on the dining room table

## Family Rooms Are For Relaxation

- Store games and sport equipment or arrange them in attractive containers
- Eliminate clutter
- Turn off all entertainment units and play soft music
- Place easy chairs and sofas in conversational group
- Showcase books and magazines; aesthetics are more important than functionality
- Deodorize pet areas

## Bedrooms Must Invite Rest And Peace

- Avoid a crowded look
- Remove excess furniture and personal items
- Attractive, colorful bed linens are important
- Arrange books or plants on night stand
- Place decorative pillows and shams on beds
- Keep room light and bright

## Value Goes From Top To Bottom

- Permit clients to see the value of your property from the attic to the basement and through to the garage
- Remove junk, cartons and unnecessary artifacts
- Straighten, box and store cartons neatly
- Organize workbenches
- Lighten dark spaces with paint or additional lights
- Provide adequate lighting for stairs

## Closets Count

- Make closets appear larger by having them clean, neat and well organized
- Remove old clothes and cartons
- Add a cedar block or air freshener for a refreshing aroma
- Use decorative storage boxes

## Smart Moves

- Your Ebby Halliday Associate will make appointments to show your home to truly interested buyers
- If possible, arrange to be away during showings
- Your real estate professional will answer questions and discuss negotiations
- Your cooperation in scheduling showings will be appreciated by potential buyers

## Finally

- Set household thermostat at a comfortable level before leaving
- Make a final check of every room and if time permits, do a quick once-over straightening and light dusting
- Turn on accent lighting
- Put your pet(s) in a secured area, preferably in the yard

**Another helpful aid from your friends at Ebby Halliday, REALTORS®!**