

Anything you don't want to be photographed should be removed or hidden. Family portraits are a good example.

As a general rule, I do not photograph inside closets, laundry rooms, pantry, or garages. I also do not photograph inside cabinets or under beds. These are all great places to hide things.

The less clutter you have showing the better. Remember these photographs are going to be published on the internet. If you don't want it photographed then hide or remove it.

The driveway needs to be free of all cars, garbage cans, lawn equipment and bicycles. It needs to be empty and free of debris. No garbage cans, lawn clippings or other debris should be sitting on the curb. All of that should be removed before your scheduled photo appointment.

These are all just suggestions. Something for you to think about. I am there to photograph your home. I won't clean or declutter your home. I won't move furniture except to straighten chairs around the dinner table. I do bring a small basket to remove small items that were forgotten.

All lights should be turned on and all burned out bulbs should be replaced. Your home will be photographed with lights on and off if there is a serious color issue with the lighting.

Checklist

Outside

- | | |
|--|---|
| ☐ Water hoses put away | ☐ Lights all working and turned on |
| ☐ Driveway clear of cars and trash cans | ☐ Lawn equipment put away |
| ☐ Lawn freshly mowed and watered | ☐ Pool toys put away |
| ☐ Windows clean | ☐ Pet toys put away |
| | ☐ Pet poo cleaned up |

Inside

- | | |
|---|---|
| ☐ Beds made | ☐ All cleaning supplies put away |
| ☐ Clothes put away | ☐ Dish rags, towels, sponges put away |
| ☐ Toys put away | ☐ Kitchen countertop appliances put away |
| ☐ Lights all working and on | ☐ All food put away (a bowl of fruit is fine) |
| ☐ Fans off | ☐ Lights in range hood working and on |
| ☐ Nightstands cleared. One or two items are OK | ☐ Remove clutter from every room |
| ☐ Counters cleared of clutter | ☐ Home is clean |
| ☐ Nothing in showers or tubs | ☐ All window blinds/curtains open (we want light) |
| ☐ Mirrors cleaned | ☐ Air conditioner turned on and set to a comfortable temp. |
| ☐ Toilet seats down | ☐ Cancel any construction work |
| ☐ Televisions off when photographing that room | ☐ Remove everything from top of refrigerator |
| ☐ Magazines and Newspapers put away | ☐ Remove magnets, calendars, kids art from refrigerator |
| ☐ Remotes put away | ☐ Put away all dishes |
| ☐ Pet beds, toys and food dishes all put away | |
| ☐ Large family photographs removed | |

- ☐ No visible dirty dishes
- ☐ If possible, send all pets to friends or family
- ☐ If the homeowner will be home, provide phone number
- ☐ Stove clear of pots, pans and clean
- ☐ Remove spider webs from corners of rooms