HOW TO STAGE A HOME TO SELL

Ready to decorate to put your home in the best light? Get the best tips to set up your home to appeal to as many potential buyers as possible.

> **Putting your house on the market? I can help! Contact me and we'll get started.**

Get Your FREE Home Value Update at : **JonathanR.FreeHomeValuesNow.net**

The Prestige Team

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"If you want your home to sell fast or sell at top dollar, staging it just right is your best bet.

A beautifully staged home will attract buyers.
Get better traffic and magnetize your home listing with all the right touches."
- Karen Anderson, Broker and Team Leader

READ ON TO LEARN ABOUT:

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STAGING YOUR KITCHEN

The kitchen is the heart of a home. Many buyers will make decisions based on what your kitchen looks like. Even without a costly renovation, you can make cosmetic changes that transform the impression your kitchen makes to potential buyers.

- ☑ Get rid of or store old or worn appliances
- ☑ Declutter your kitchen, cleaning the counters and cabinets out as much as possible
- ☑ Deep-clean and regrout tile counters
- ☑ Use special cleaners to shine granite or stainless steel surfaces
- ☑ Remove personal items, such as monogrammed towels or photos
- ☑ Keep the kitchen fresh smelling (don't cook strong-smelling food before a showing)
- ☑ Place fresh flowers on the countertops or table
- ☑ Set the table with placemats, napkins, plates, cups, and a centerpiece

KITCHENS CAN BE A BEAUTIFUL SPACE THAT HELPS PEOPLE ENVISION THEMSELVES SHARING WONDERFUL MEALS IN THEIR NEW HOME.

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STAGING YOUR BEDROOMS

Bedrooms don't just get the casual count to make sure there are enough; people want to know if their furniture will fit and if the bedrooms will be comfortable for adults and children. There are some simple ways to improve the appearance of bedrooms and let a wide range of potential buyers envision themselves in your space.

- ☑ Take collages or personal photos off the walls
- ☑ Paint or at least touch-up the paint
- ☑ Declutter
- ☑ Get fresh bedspreads, if needed, and make all beds with attractive covers and pillows
- ☑ Clear off all surfaces, reducing the number of tchotchkes or accessories
- ☑ Either remove all children's decorations or at least tone down the decor and make gender-neutral or simpler
- ☑ Deal with dirty flooring, either by getting it professionally cleaned or replaced
- ☑ Open all curtains and blinds, letting in as much natural light as possible
- ☑ Move out any oversized or excessive furniture

BEDROOMS SHOULD BE SIMPLE, NEUTRAL, AND RELAXING. ADD LAMPS IF THEY'RE DIM. REFRESH WALLS, FLOORING, AND BEDDING AS NEEDED.

STAGING YOUR BATHROOMS

In addition to working plumbing and functional fixtures, staging bathrooms can help them feel more luxurious and high-end. Small changes can make a big difference. Here are some tips.

- ☑ Remove personal belongings and toiletries (at least from sight)
- ☑ Add storage that looks luxurious, like woven baskets or bright stainless steel holders
- ☑ Think about a spa feeling, with beautifully wrapped toiletries, fresh towels, and calming scents
- ☑ Replace dingy shower curtains
- ☑ Recaulk if needed
- ☑ Clean the grout on all tile
- ☑ Clean all of the fixtures so they shine
- ☑ Get fresh mats

BATHROOMS DON'T JUST HAVE TO BE FUNCTIONAL: THEY CAN BE BEAUTIFUL! EVEN SMALL BATHROOMS CAN LOOK BRIGHTER AND FRESHER WITH THESE TWEAKS.

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STAGING YOUR LIVING SPACES

Living spaces are usually the first or last things people see when they tour your home. Give them a great view with these adjustments:

- ☑ Declutter: clean off all surfaces and remove excessive or bulky furniture
- ☑ Add soft, bright lighting in any dark corner or spaces
- ☑ Redesign or rearrange furniture so there are conversational spaces and plenty of open areas
- ☑ Use mirrors and modern wall hangings
- ☑ Add house plants
- ☑ Choose rugs that accent the furniture
- ☑ Open all curtains and blinds to let natural light in
- ☑ Dust top to bottom
- ☑ Make all lightbulbs uniform, so they are the same color light
- ☑ Create small "activity" spaces that represent the intended or possible use of the space

**ALL OF YOUR SPACES DESERVE TO BE MASTERFULLY STAGED.
YOU MAY WANT TO HIRE A STAGING EXPERT TO HELP YOU TRULY ELEVATE YOUR DECOR AND INCREASE YOUR CHANCES OF A TOP-DOLLAR HOME SALE**

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Conversational spaces, cozy nooks, and the perfect throw pillows may be the ticket to a fast and top-dollar home sale. Little projects could add up to a great result!

Ready to put your home on the market? I can help you sell your property for TOP DOLLAR with our FREE Staging, photos, video and much much more! Scan the code to learn more! --->

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