

PREPARING A PROPERTY FOR PHOTOGRAPHY

The instructions in this checklist will help your professional photographer capture your rental property at its absolute best, and help attract the eye of a guest more quickly. If you have questions, please don't hesitate to reach out to us.

Exterior

- Move cars away from front and rear of house and close garage doors.
- Move trash cans and recycling bins inside or out of sight.
- Hide hoses that are normally coiled up on the ground or in portable carts.
- Remove hot tub covers and turn on jets. Clear leaves and debris around pool and hot tubs.
- Open deck furniture umbrellas, remove grill covers and put any deck cushions on furniture.
- Hide toys and sporting equipment in garage or storage containers.

Interior

- Turn on all interior lights and open all blinds. Make sure any burned out light bulbs have been replaced.
- Clean vertical surfaces that reflect light such as mirrors, refrigerators, windows, television screens, etc.
- Hide garbage cans.
- Turn off all ceiling fans and fireplaces.
- Hide items in closets or storage areas that will not be photographed (moving items from room to room will show in photos of other rooms).

Kitchen

- Clear off countertops.
- Remove hanging dish towels and small area rugs.
- Hide garbage can along with pet food bowls, mats and other items.

Dining Areas

- If dining area is small, remove extra leaves from tables to make the room look larger.
- Show off the table by removing protector, tablecloths or placemats.
- Remove extra dining chairs from the room so it doesn't look overcrowded and smaller than it really is.

Living Areas

- Keep the floors as clear as possible to emphasize the beauty of any wood floors.
- Make sure all televisions and computer monitors are turned off.
- Clear surfaces such as end tables and coffee tables of items that are not decorative, and hide all magazines, books, remotes, tissue boxes, etc.

Bathrooms/Powder Rooms

- Wash all mirrors. Even the smallest splatter mark is magnified in photos.
- Hide the trash can, toilet brush, bath mats and plunger.
- Be consistent with open or closed shower curtains.
- Make sure the toilet paper roll isn't empty or hanging down off the roll.
- Place all toilet seat covers in down position.

Bedrooms

- Make beds and be sure the mattress or any objects under the bed are not showing and pillows are neatly placed.
- Hide all personal items such as books, phones, remotes, etc. (Tip: You can hide them under pillows).

