



SUSSEX PROPERTY

PHOTOGRAPHER

House Staging Guide

To optimize the professional photography service that you have chosen to assist in the marketing of your home, it is vital that we work together to ensure we present your home in the best possible light.

Therefore, we would recommend that the following guide of points are followed and completed before the arrival of our photographer.

We would ask that;

Reception and hallways

- All lights are in working order and ON

Lounge

- Televisions are switched off
- Any DVD or music cases are placed away
 - Cushions are plumped up
 - Any children's toys are removed
- Coffee tables are clear of any clutter, ie magazines and paper work.
 - Any Fires are lit as this will make the images feel homely
 - Curtains/Blinds are open
 - All lights are in working order and ON

Kitchen

- Washing is removed from washing machines
 - "Fridge" magnets are removed
 - Washing up is completed and put away.
- Hand soap/Washing up liquid are all removed from around the sink area.
 - Hoovers and other cleaning equipment such as mops are removed
 - Floor standing bins are removed
 - Any tea/hand towels are removed
- Ensure all worktops are clear form clutter and non essential kitchen items, Toasters and kettles should be fine
 - Curtains/Blinds are open
- Any dining table is clear of clutter and if usually have a table cover, please feel free to make the table up.
- Any Pet care items are cleared away, ie litter trays and food/water bowls
 - All lights are in working order and ON

□ **Bedrooms**

- Beds are made
- Dressing and bedside tables are cleared of all clutter.
 - Toys are cleared from children's rooms
 - Teddy bears are removed from Beds
 - Curtains are open
 - All lights are in working order and ON

□ **Bathrooms**

- Towels, flannels, and bath mats are removed
 - Children's bath toys are removed
- Soap dispensers are removed from Sink, Bath and Shower areas.
 - Toilet brushes are removed
 - Toilet seats are down
 - Curtains are open
 - All lights are in working order and ON

□ **Outside areas**

- Cars are removed from Driveways
- Bins are removed/hidden help can/will be given on arrival
 - Gardens are cleared of any rubbish/clutter
 - Garden utensils are placed in shed
- Children's garden toys are tidied as best possible so that a clear full length view of the garden is achievable from both ends.

It should be noted that this list is not exhaustive and is here purely as a guide as to how best prepare your house you can do as much or as little as you like.

The photographers job is to capture images to make your house look as inviting and at its best possible standard all of the above things will help achieve those goals.