

Property Preparation Checklist

Northview Optics

General Prep

- Minor cleaning and staging should be done before the shoot. I normally take a short walk around the house and tweak anything if it looks odd.
- Try your best to ensure that personal belongings, photographs around the house, and clutter is removed from living spaces, and put into places that won't be shot, such as closets, garage, ect.
- Plan to not be seen. When people stand anywhere in front of the camera, it can create reflections or shadows in the final images. All occupants should be off the property or in places they are not visible.
- If you have any pets, please make sure they aren't running around during the shoot to ensure that they are not visible in pictures, or damage any gear.

Exterior Prep

- Please remove vehicles from driveways, and if possible also keep vehicles clear from the street in front of the property for the clearest view of the home.
- Please remove "for sale" sign from yard, it can be put up after the photoshoot as needed. MLS sites don't allow signs in photos and they also can't always be edited out.
- Ensure that front and backyard are as clean as possible. Photos look best when grass is mowed at least 48 hours in advance, and belongings such as toys are placed out of site.
- Please make sure hoses, garbage bins, and yard maintenance tools are put away.
- If you wanted to go out of your way to perfect some smaller details such as cleaning pools, patio furniture, taking covers off of hot tubs or sweeping the driveway, that would also be greatly appreciated and would make all the difference!

Interior Prep

- Please turn on all the lights in the house and replace any burnt out bulbs if there is any.
- Close all the windows around the house and open blinds for the best lighting.
- Hide cords & remotes, as well as turn off any TV screens that may be on.
- Turn off ceiling fans to ensure there is no motion blur in photos.
- Clean up hallways and entryways: Clean up shoes, clothes, and cleaning appliances.
- Hide all personal items in bathrooms, and make sure the toilet lid is closed, and the shower curtain is open, unless shower is messy.
- Clear off kitchen countertops, hide appliances, hide personal photos on things like the fridge, and make sure no garbage cans are visible.
- Bedroom prep: Ensure beds are made, remove personal items/clothes, and make sure bedroom is uncluttered.

Twilight Prep

- Twilight Shoots have a very tight time frame to ensure optimal lighting, so please make sure the following is done before I arrive.
- Turn on all interior + exterior lights, as well as open blinds.
- If you have a pool or hot tub, turn on the lights.

NOTE: I always like to take a little walk around the house to make sure everything looks good, and make minor tweaks to anything that may stand out to me, unless realtor is happy with how the home is displayed