

# **MARCUS ANDREW PHOTOGRAPHY REAL ESTATE PHOTOGRAPHY PRE-SHOOT PREP GUIDE**

After photographing countless homes for sale, I've put together this guide to help you make the best possible first impression. A well-prepared home truly makes a difference in how it's presented. Please use the checklist below to get your home ready for the best possible photoshoot!

## **GENERAL**

- Remove as much clutter as possible. Store all excess in garage, pantries, or closets if necessary
- Replace all burned out light bulbs and match color temperatures in multi bulb fixtures
- Clean all windows inside and outside
- Remove or hide all personal items such as family photos, paperwork, bills
- Tidy/hide all power cords/cables
- Vacuum carpets and rugs. Sweep hard surfaces
- Minimize items on tables and surfaces in every room
- Clean ceiling fans
- Hide any seasonal decorations

## **LIVING ROOM / FAMILY ROOM**

- Put all remotes away
- Fold blankets and fluff pillows on couch
- Tidy or remove all toys, fans, game consoles
- Arrange DVDs, games, books, neatly on shelves
- Remove stacks of magazines, paper, mail etc

## **KITCHEN**

- Put away all dishes, cutlery and food
- Remove all large or bulky countertop appliances
- Clean backsplash and range hoods, especially if stainless steel
- Clear sink and hide all detergents, dish cloths, scrub brushes, dish draining racks, etc
- Remove all objects from the exterior of the refrigerator such as pictures and magnets
- Remove pet bowls

## **DINING ROOM**

- Straighten dining chairs at the table
- Add centerpiece or vase of flowers (not too large)
- Place settings are optional

## **BEDROOMS**

- Make beds with coverings pulled tight and smoothed out
- Arrange and/or fluff pillows neatly
- Remove toys, books, games, tissue boxes
- Remove all personal items
- Ensure bedside lamps are working
- Clear away all clothes and hampers

## **BATHROOMS**

- Clear counters of all toothbrushes, toothpaste, razors, hair dryers etc
- Make sure glass and mirrors are spotless
- Remove all non-matching towels
- Make sure toilet roll is not empty
- Hide waste baskets and toilet cleaning tools (plunger and brushes)
- Clean tub and shower area and remove all soaps, shampoos, razors etc

## **OUTDOOR AREAS**

- Mow the lawn and trim hedges
- Rake leaves and sweep walkways and driveway
- Remove all gardening equipment such as hoses, rakes, wheelbarrows
- Remove weeds from any prominent areas
- Straighten and arrange deck or patio furniture

## **POOLS AND SPAS**

- Ensure pool is clean and uncovered
- Remove all pool cleaners and poles
- Remove all pool toys
- Remove Spa cover

## **1 HOUR BEFORE PHOTOSHOOT**

- Close all windows
- Open all window and door shades/blinds. If louvre blinds, turn blades horizontal
- Turn all interior lights ON
- Turn all exterior lights ON except for spotlights
- Turn ceiling fans OFF
- Turn TVs and computer screens OFF
- All pets should be out of sight. I am pet friendly, but there should not be animals in any photos
- Close all toilet lids
- Remove all vehicles from the driveway and front of home
- Hide trash cans from street view

## **What to expect for a Real Estate Photoshoot**

To make the most of our time together, please have your home photo-ready when I arrive. For an average-sized home, the photography typically takes about 1–2 hours. If we're also capturing video, please plan for an additional hour.

I hold myself to a high standard to ensure every listing is presented at its absolute best. During the shoot, I'll be focused on creating a thoughtful collection of images that showcase your home. If there are specific features you'd like highlighted, just let me know at the beginning of the session so I can be sure to include them.

Over the years, I've had the privilege of working with many repeat clients who trust me to deliver high-quality results—and I hope you'll feel confident placing that trust in me as well.

You can view examples of my work at [www.marcusandrewphotography.com](http://www.marcusandrewphotography.com). I'm excited to photograph your home and am always happy to answer any questions or concerns—just reach out!