

Preparing Your Home

By JOE SZYNKOWSKI | Green Shoot Media

Selling your home can be a stressful process, but you can lessen the load by acting quickly to get your home's appearance in shape. Spruce up your home before you enter the market to enhance appeal and boost your chances of selling promptly.

Performing an inspection before listing your home can reveal important weaknesses you may not have known about. A professional inspector can find hidden problems like water leaks, electricity issues or a compromising structural integrity.

If these issues are discovered by a potential buyer's inspector, they may walk away or come with an offer far less than asking.

While an inspector may be necessary to discover issues that would go unnoticed until they become big problems, there are some things you should do to enhance the attractiveness of your home.

You may have an easier time completing these projects with the help of professional. Make sure these simple but important actions have been taken before attempting to sell a home!

SHOWROOM CLEAN

Have you ever purchased a new vehicle off the showroom



floor? Chances are, the vehicle was washed, waxed and detailed with a fine-tooth comb. Seeing the vehicle at its absolute best sways consumers into making a purchase.

Your home should receive the same thorough attention before inviting potential buyers in. Give them a chance to see your home in its peak cleanliness. If you need help with a deep cleaning, a local cleaning service can take the burden from you and give your home a facelift.

Don't forget the yard. An attractive landscaping scheme and neat lawn will make your home stand out from others.

FRESHEN ROOMS WITH PAINT

One of the easiest and most inexpensive ways to enhance a room's appearance is with a fresh coat of paint. When choosing colors, try and keep them contemporary and light.

A new homeowner will have an easier time visualizing changes they can make if the

room is free of colors that appear too bold. Remember, you're adding paint to make your new rooms more attractive to others not necessarily to suit your tastes.

Make sure the trim receives the same quality paint job. It will serve as a beautiful accent color and make fresh paint stand out even more.

MAKE YOUR HOME SEEM BIGGER

Experts recommend ditching heavy-closed drapes to make

REAL ESTATE 101

Before You Hire a Contractor

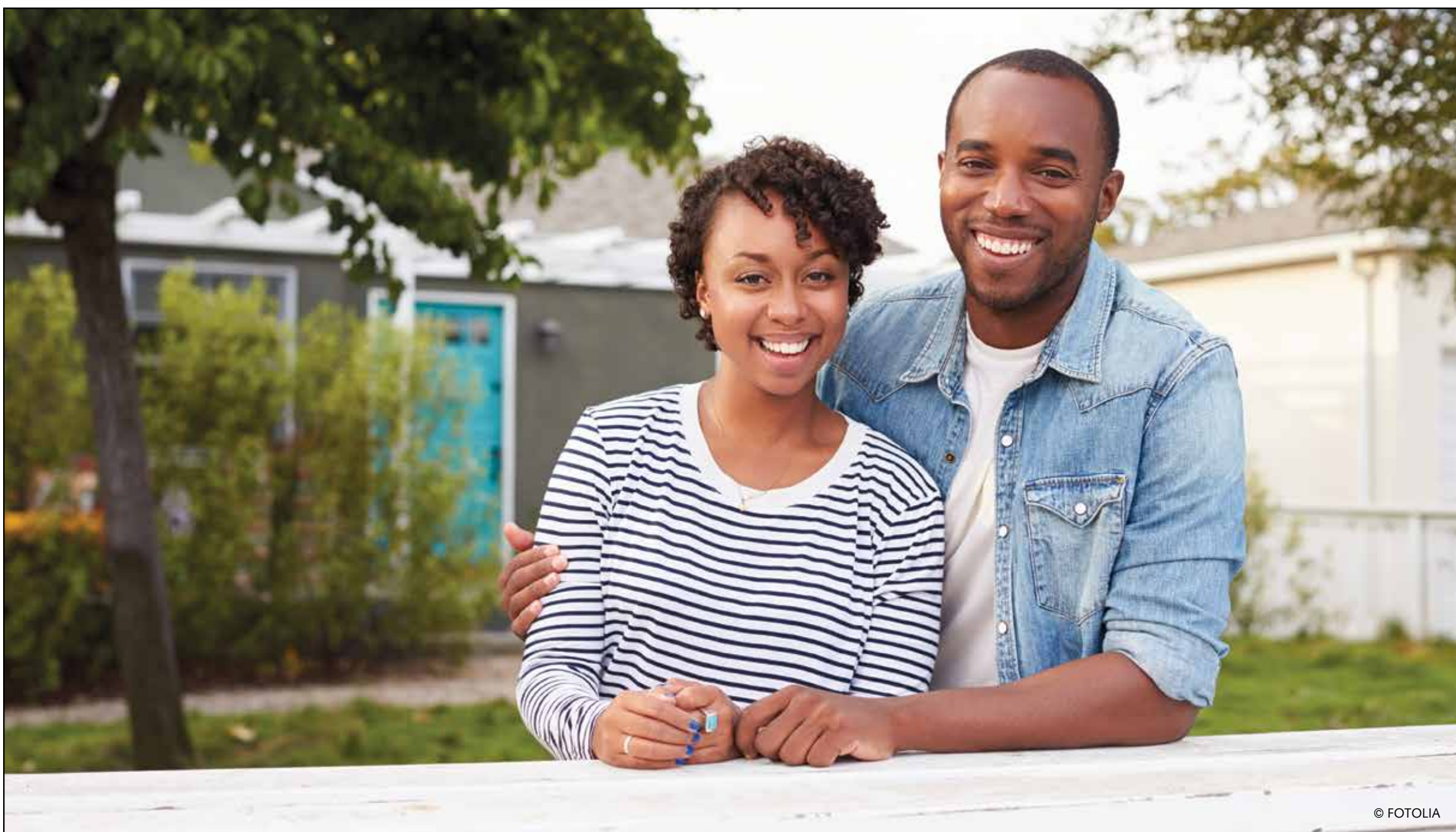
You might decide to make major repairs be made to your home before it goes on the market. The Federal Trade Commission suggests these questions for interviewing contractors:

- How many projects like mine have you completed in the last year?
- Will my project require a permit?
- May I have a list of references?
- What types of insurance do you carry?
- Will you be using subcontractors on this project?

Read more FTC tips for hiring a contractor at <http://tinyurl.com/kzwwkyc7>.

your home appear larger. Using vertical blinds or shutters allows in more sunlight which can make a room seem more open.

Too much furniture can make a space look cluttered. Consider storing individual pieces away while showing your home if it makes your room appear disorganized.



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HOMESWISE GLOSSARY

Simple CS (caulk and seal): a technique for insulating and sealing exterior walls that reduces vapor diffusion through air leakage points by installing pre-cut blocks of rigid foam insulation over floor joists, sheet subfloor, and top plates before drywall is installed.

SOURCE: Energy.gov

AD SPACE