



VENDOR ACTION PLAN

Go outside and open your front door. Stand there. Do you want to go inside? Does the house welcome you? Linger in the doorway of every single room and imagine how your house will look to a buyer.

Examine carefully how furniture is arranged and move pieces around until it makes sense. Make sure window coverings hang level.

Tune in to the room's statement and its emotional pull. Does it have impact and pizzazz?

Does it look like nobody lives in this house? You're almost finished. Check curb appeal.

If a buyer won't get out of an agent's car because they don't like the exterior of your home, you'll never get them inside.

YOUR ACTION LIST

- Agree on a marketing plan/budget
- Confirm proposed timeline to settlement date
- Prepare for open inspection
- Prepare house for sale

MINOR REPAIRS

- Gutters
- Broken pavers
- Broken screens
- Dripping taps/plumbing
- Doors
- Other
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BEAUTIFICATION

- Painting
- Carpets cleaned
- Curtains cleaned
- Other
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PREPARE YOURSELF

- Appoint a property conveyancer
- Prepare change of address notification for all financial and business institutions
- Seek quotes for furniture removal
- Arrange for re-direction of mail

ABOUT YOUR HOME

CONSTRUCTION

- Solid brick
- Brick Veneer
- Other
- Roof
- Tiled
- Iron
- Wood/Oil/Gas heating

UTILITIES

- Gas
- Electric
- Other

ROOMS

- Bedrooms
- Kitchen
- Dining
- Kit/Dining
- Lounge
- Lounge/Dining
- Family
- Utility
- Bathroom
- Ensuite
- Laundry
- Carport
- Garage
- Built in robes

SPECIAL FEATURES

- Heating/Cooling
- Ducted reverse cycle
- Smoke detector
- Ducted cooling only
- Evaporative
- Room air conditioner

KITCHEN

- Hot Plates
- Gas
- Electric
- Oven
- Gas
- Electric
- Dishwasher
- Pantry

INSULATION

- Roof
- Walls

GARDEN

- Easy maintenance
- Pergola
- Gardener's garden
- Shed
- Built in BBQ
- Paving
- Auto watering system

GARAGE

- Double
- Single
- Roller Door
- Tilt up door