



# Eagle Lens Productions

## Preparing a Property for Professional Photography: A Quick Guide

To ensure your property looks its absolute best in photos, follow these steps to create a clean, inviting, and visually appealing space. A little preparation goes a long way in making your listing stand out!

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### Exterior

- **Curb Appeal:** Mow the lawn, trim bushes, remove weeds, and sweep driveways or sidewalks.
  - **Remove Clutter:** Hide garbage bins, hoses, tools, and children's toys.
  - **Outdoor Furniture:** Arrange patio furniture neatly; remove covers or excessive decorations.
  - **Cars and Vehicles:** Park cars away from the driveway and curb areas in front of the home.
  - **Pool/Hot Tub:** Clean the pool, remove pool toys, and store away cleaning equipment.
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### Interior General

- **Declutter:** Clear countertops, shelves, and surfaces of personal items, papers, and unnecessary decor.
  - **Clean Thoroughly:** Vacuum carpets, mop floors, dust furniture, and wipe mirrors/windows.
  - **Lighting:** Replace burnt-out bulbs and turn on all lights during the shoot. Use matching bulb types for consistent lighting.
  - **Remove Personal Items:** Hide family photos, personal collections, and valuables.
  - **Pets:** Keep pets out of sight and store bowls, beds, and toys.
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### Living Areas

- **Arrange Furniture:** Create an open and inviting layout that shows off space.

- **Remove Excess Decor:** Keep it simple and tasteful to appeal to a wide audience.
  - **Hide Cords:** Tuck away cables and wires for a clean look.
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### Kitchen

- **Clear Countertops:** Remove small appliances, dish racks, and food items.
  - **Clean Appliances:** Wipe down the stove, fridge, and sink.
  - **Remove Trash:** Empty trash cans and remove dishcloths or sponges.
  - **Add a Touch of Style:** Consider adding a bowl of fresh fruit or a small plant.
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### Bathrooms

- **Clean and Sparkle:** Scrub sinks, mirrors, and glass surfaces.
  - **Hide Personal Items:** Store toothbrushes, razors, and toiletries out of sight.
  - **Tidy Towels:** Use neatly folded, clean, and matching towels.
  - **Close Lids:** Toilet seats should always be down.
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### Bedrooms

- **Make Beds:** Use clean, wrinkle-free bedding and decorative pillows if available.
  - **Declutter:** Remove items from bedside tables and under the bed.
  - **Tidy Closets:** For open closets, organize them neatly.
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### Additional Tips

- **Timing:** Schedule photography during good weather and daylight hours for optimal lighting.
  - **Be Ready on Time:** The property should be fully prepared before the photographer arrives.
  - **Final Sweep:** Do a quick walkthrough to ensure all areas are camera-ready.
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This preparation not only ensures high-quality photos but also highlights the property's best features, making it more attractive to potential buyers.