

Repair Checklist

Outside:

- Plant colorful flowers – or get potted flowers to put around
- Repair/paint/stain front door
- Fix broken windows, shutters, screens
- Replace burnt out bulbs (we love soft white, but make sure they all match)
- Grease overhead garage door track
- WD-40 all garage/shed hinges so they don't squeak.
- Test/repair all sprinklers and hose faucets
- Repair loose/missing deck boards, screens
- Seal any concrete patio, driveway, or sidewalk cracks
- Inspect and clean chimney
- Repair/replace worn shingles
- Paint exterior trim, if needed
- Clean, secure, and align gutters and downspouts
- Check foundation for cracks and repair
- Fix any fence holes, missing parts
- Stabilize fence posts

Repair Checklist

Inside:

- Repair any nail holes in the walls
- Touch up or repaint walls neutral color
- Repair and paint any wall/ceiling cracks
- Caulk windows, tubs, showers and sinks
- Make sure toilets and faucets work well with no leaks
- Make sure toilets and toilet seats are not loose
- Touch up furniture and woodwork with touchup markers
- Replace caulking:
 - Razor blade the old and prepare a clean/dry surface before you reapply
 - Immediately go over with caulking tool or plastic spoon for the perfect look
- Replace switches and outlets that don't work
- Replace batteries in garage door remotes/gate remotes
- Replace all burned out light bulbs with matching soft white bulbs
- Replace batteries in smoke/CO2 detectors (they will be tested)
- Kill all wallpaper and repaint after you remove it
- Optional: Worn or dirty carpet is a HUGE buyer turn off, replace if you can
- Note: Repair and carpet allowances are a last resort - lower the price instead
- I hear they have wine-flavored ice cream. You should look into this immediately.