

SELLER GUIDE

CURB APPEAL: MAKE A GREAT FIRST IMPRESSION

Get your home's exterior ready for buyers

Buyers form an impression before they reach the front door, and many decide whether to book a showing from your listing's front photo. Stand across the street, look at your home the way a buyer would, and work through these areas.

01

LAWN AND GARDENS

Keep the lawn cut, edged and green, and rake up leaves and clippings. Start on any bare patches early so new grass has time to fill in. Weed the garden beds and add fresh mulch. In winter, keep walkways, steps and the driveway cleared and salted.

02

TREES AND SHRUBS

Landscaping should frame the house, not hide it. Trim shrubs below window level, cut back branches over walkways and remove growth touching the house or roof.

03

A SPLASH OF COLOUR

Planters with mature flowering plants by the front door add colour instantly. Skip seeds and bulbs, which won't fill in before you're on the market.

04

EXTERIOR SURFACES

Power wash siding, brick, walkways and the driveway. Touch up peeling trim and faded paint, and choose colours that suit the home and the street. Clean eavestroughs and make sure downspouts direct water away from the house.

05

ROOF AND WINDOWS

Replace missing shingles and fix obvious damage. Wash windows inside and out, and repair any torn screens. If you know of past roof leaks, tell your Realtor[®], since known issues may need to be disclosed.

06 THE FRONT DOOR AND ENTRY

This is the buyer's first close look. Paint or refinish the door, polish or replace hardware and house numbers, fix the doorbell, and add a new doormat. Make sure the lock works smoothly so showings start on the right foot.

07 LIGHTING

Replace burnt out bulbs and update dated fixtures by the door and garage. Good exterior lighting helps evening showings and makes your listing photos look warmer.

08 TIDY UP

Put away bins, hoses, toys and tools, store or neatly arrange patio furniture, and keep the garage door closed. A clean, simple exterior looks cared for.

TYLER'S TIP

Small, inexpensive fixes like a freshly painted front door, new house numbers and two full planters often make the biggest difference in photos.



TYLER KOELLER

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Thinking of selling in Toronto or the GTA? Let's talk. I reply within 24 hours.

Cell 416-705-1734 · Office 416-987-8000

tyler@tylerkoeller.com · tylerkoeller.com

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