

DOWNLOADABLE REALTOR RESOURCE

SELLER PREP CHECKLIST

A WolfPatt guide for listing agents

Get listings market-ready in Chandler & the East Valley — with Tina, Chuck and the WolfPatt team in your corner.

BROUGHT TO YOU BY



wolfpattrealty.com

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PREP BEFORE PHOTOS PAYS OFF

- **Better photos**
clean, bright, decluttered rooms stop the scroll and drive showings.
- **Fewer repairs during escrow**
fix the obvious now, so inspection requests stay small and deals stay together.
- **Stronger offer confidence**
a cared-for home signals low risk, so buyers write cleaner, firmer offers.

ROOMS TO FLAG ON YOUR FIRST WALK

- ☐ **Kitchen**
dated fixtures, worn cabinet faces, grout, appliance condition
- ☐ **Baths**
caulk, leaky faucets, stained tubs/showers, mismatched hardware
- ☐ **Flooring**
damaged tile, stained carpet, scratched or lifting LVP
- ☐ **Curb appeal**
desert landscaping, sun-faded paint, front door, house numbers
- ☐ **Garage / attic clutter**
stored items that hide space and worry buyers

HIGH IMPACT, ROUGHLY \$500–\$2K

- **Deep clean**
top to bottom: windows, baseboards, grout, ceiling fans
- **Paint touch-ups**
neutral walls, scuffed trim, front door refresh
- **Lighting**
matching bulbs, replace dated fixtures, brighten dark rooms
- **Declutter + staging path**
clear counters and walkways so rooms photograph large

BRING US IN WHEN...

Deferred maintenance

Repairs have stacked up and the seller needs one team to handle them.

Senior sellers

Downsizing after decades in the home — patience and a plan matter.

Estate / cluttered homes

Full houses that need sorting, donation, haul-off and cleaning.

Needs rehab before MLS

Flooring, paint, kitchen or bath updates to hit top-of-market price.

ONE TEAM, LISTING-READY HOMES

01

Renovations

Kitchens, baths,
flooring & paint

02

Clean-outs

Haul-off, donation
& deep clean

03

Decluttering

Room-by-room
sorting & staging
prep

04

Senior Relocation

Gentle support for
downsizing moves

05

Project Management

One point of
contact, start to
MLS

NEXT STEP

SEND US THE ADDRESS + PHOTOS

We'll walk the home, flag what matters and give you a clear prep plan — so your listing hits the MLS ready.

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PARTNER WITH



**Tina & Chuck
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