

WALK AND TALK CONSULTATION

Starting at \$250

ALL OUR STAGING SERVICES BEGIN HERE

Using a detailed home walk through, we will be using a Staging Report and Checklist to write down everything needed to prepare your home to look its best for a quick sale at the highest price possible.

If you want to “Do It Yourself”, then all you’ll need is this consultation and the Staging Report / Checklist to make your home “Designed Well to Sell”.

Our Service Description:

Your consultation (up to 2 ½ hours) will begin with a “get-to-know-you” call, where we will gather information about yourself and your home, to create a starting point for your home’s transformation.

Using a personalized Staging Report & Checklist, we follow an 8-step process in each room to bring out the best presentation of each space. Starting on the street, we will walk through your entire home, and talk about everything that will need to be done to get your house ready for the sale.

This consultation includes the following:

- * Improving the property’s first impression curb appeal
- * Depersonalizing the home
- * Removing excess furniture and creating the best furniture placement to define the rooms
- * What you should pack, what you should store, and what you should donate
- * Shopping recommendations for modernizing the home
- * Recommended cosmetic changes which will have a large impact for the sale
- * Recommended paint colors for universal buyer appeal
- * Important (and sometimes overlooked) cleaning tips.

Our Policies and Additional Costs:

- *A 50% deposit is due when booking to secure an appointment. Remaining 50% due at the start of staging day.*
- *Homes larger than 3,000 sq. ft. start at \$300 for up to 3 hours.*

- *If a home needs more than the allotted time, there will be an additional cost of \$100 per hour, billed in 30 minute increments.*
- *A minimum of 48 hours notice prior to your appointment is required if you need to cancel in order to receive a deposit refund.*
- *No refunds will be issued for less than 48 hours notice.*
- *Please have the home cleaned prior to your appointment.*