

## 10. Updates and Repairs

Take an objective look at your house to determine what updates and repairs are necessary. Based on your timeline and budget you will be able to determine what needs to be completed to improve the overall presentation of your home. Buyers today are looking to purchase a home that does not require work. They are also willing to pay more for a house that has been well looked after, so show them that your home is in turnkey condition.

- Create a list of repairs that are needed.
- Create a budget and timeline for these repairs.
- Think of updates that you have been putting off that need to be completed.
- Repair or replace even the smallest items.
- Consider the condition of your permanent light fixtures.
- Consider the condition of your doors, trim and baseboards.
- Repair any holes or cracks in the walls.
- Keep in mind that if significant updates are needed, kitchens and bathroom updates will provide the greatest return on investment.

To receive a complete **Fit To Sell Package** featuring 10 home staging video clips and accompanying booklet contact your RE/MAX Agent.