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As a seller, it is in your best interest to optimize the condition of your house before the sale: more candidate buyers increase the competition between buyers and the faster a property will be sold. This usually means at the best possible selling price as well. In order to prepare for the photoshoot, here are some practical tips that will help you as owner / seller in order to get a quick sale:

1. HALL

Tidy your collection of coats and shoes as much as possible, remove unnecessary loose items.

2. LIVING ROOM

Store away personal items (pictures, dog basket, all kinds of small decoration etc.) as much as possible; pack them already with a view to moving. Store all kinds of small material (remote controls, newspapers, children's toys, DVDs etc.) in cabinets and drawers. Decorate with fresh flowers.

3. KITCHEN

Make sure the kitchen is completely clean and tidy. No dirty glasses, plates and cutlery in the sink.

4. BATHROOM

Do a complete clean up as well. No dirty laundry, toothbrush and toothpaste in rinse cups, store all other bathroom products neatly. Let the mirror and shower door shine. Provide the bathroom with clean towels, washcloths and mats.

5. TOILETS

Do a thorough cleaning. Place clean guest towels and make sure there is a nice odour in the little room. The photographer will be grateful to you.

6. BEDROOMS

Do not let clothes hang around and remove small decoration of the nightstands. The bedroom should be clean and the beds made up.

7. STUDY ROOM AND / OR OFFICE

Spend as much time as possible into creating a paperless desk. Store books and paperwork in cabinets.

8. TERRACE AND GARDEN

Do not leave any litter, clean up leaves and weeds. Bike and mopeds are put out of sight. Take care of your garden furniture and place some nice decoration.