



ROOM-BY-ROOM CHECKLIST

The Home Staging Checklist

Simple, high-return steps to make your Edmonton home photo-ready and irresistible



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The Edmonton home staging checklist

Buyers decide how they feel about a home within seconds. You don't need expensive renovations — you need a clean, bright, clutter-free home that lets buyers picture their life in it. Work through this checklist before your photos and first showings.

First impressions & curb appeal

- Clear and clean the entry, walkway, and driveway (snow/ice removed in winter)
- Tidy the yard, mow/rake, trim shrubs; add a clean doormat
- Wash the front door, polish hardware, ensure the doorbell works
- Clean exterior windows and remove cobwebs

Every room

- Declutter surfaces, closets, and storage — pack away 30–50% of "stuff"
- Deep clean floors, baseboards, walls, switch plates, and vents
- Depersonalize: remove family photos and personal items
- Maximize light: clean windows, open blinds, warm-white bulbs everywhere
- Touch up scuffed paint; repair holes, sticky doors, and loose handles
- Neutralize odours; set a comfortable temperature for showings

Kitchen

- Clear counters down to a few attractive items
- Empty the sink; shine fixtures and appliances
- Clean inside the oven, microwave, and fridge (buyers look)
- Organize the pantry and cabinets — they will be opened

Bathrooms

- Scrub tile, grout, glass, and fixtures until they sparkle
- Fresh, matching towels; clear the counter and shower
- Fix any leaks, running toilets, or caulking gaps

Bedrooms & living areas

- Make beds with clean, neutral linens
- Arrange furniture to show space and a clear traffic flow
- Highlight Edmonton-valued features: finished basement, heated garage, new windows

Photo-ready is the goal

Once it passes this checklist, your home is ready for professional photography — the single most important marketing asset you have. Want hands-on help? Ask us about our staging guidance.

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