



REAL ESTATE PHOTOGRAPHY CHECKLIST

Thank you so much for the opportunity to photograph your home. I look forward to working with you and providing you and your Realtor with quality images that will help market your property to thousands of potential buyers. As a Realtor myself, I know what buyers look for in a home and photos are the first impression they have of a property. Let's make sure it's a good one!

For your reference I've compiled a checklist of items to help ensure things go smoothly on the day of the shoot. You are by no means required to do any of these checklist items for the photoshoot. These are only suggestions based on my experience that will help us get the best images possible to represent your home. The average shoot takes about two hours or less to complete and may vary slightly depending on the size of the property and number of rooms.

If you have any questions please don't hesitate to contact me at visualvoyagesphotography@gmail.com or call or text me at 954-446-3290. I look forward to meeting you!

Best Regards,

Mark O'Byrne REALTOR® - Owner/Photographer-Visual Voyages Real Estate Photography.



DAY BEFORE THE SHOOT:

- Please remove from view any excess clutter such as children's toys, pet toys, pet crates, and litter boxes. Laundry items should be placed in hampers or laundry bags and placed out of view.
- For kitchen areas dishes, silverware, and food items should be placed out of sight.
- Living areas and bedrooms free from clutter and personal items.
- Swimming pools should be clean and free of any debris. If possible, all inflatables removed from pool and stored.
- Backyards should be free of any stray branches, yard clippings, and garbage bags. If possible remove and store sports equipment such as soccer balls, basketballs, and nets.
- For condos make sure balconies and patios are clean and free of any clutter. Table and chairs are fine but any extra items should be stored.
- If photos are needed of clubhouses or other common areas, please clear with management prior to the shoot. Photos may or may not be allowed and some have their own photos for commercial use.



- Floors clean and countertops cleared.
- Bathrooms cleaned and bathroom countertops cleared. Toilet lids down.
- Beds made and personal items stored.
- Jewelry and other valuables secured and out of sight.
- If possible move cars out of the driveway and the front of the property (they can be moved back after exterior shots).
- Pets are fine as long as they are not in areas where photos are being taken. This is to protect your pets as well as sensitive photography equipment.
- Curtains and blinds opened at least halfway.
- Lamps and lights on.
- Ceiling fan blades off with fan light on.
- I don't normally shoot garages so that is a great place to store any excess items.



Remember that professional photos are a very important aspect of selling your home. It is the first impression most people will have of the property and is a “virtual open house” of sorts. The photos will be around for a long time and potential buyers are less likely to show interest in a listing that doesn’t look good in the photos.

My goal is to capture your property with stunning, high-quality photos that captivate buyers and help generate offers. Following the steps above will help us get the best photos possible and will make your home one people will be eager to see!

