

**BEFORE YOUR HOME GOES ON THE MARKET**

# A thoughtful start to selling.

Small steps can make preparation more manageable. Review priorities with Stephanie before committing to repairs or upgrades. Every home needs a different plan.

## 01 / START WITH YOUR PLAN

- ☐ Write down your ideal move timing and what needs to happen first.
- ☐ Ask for a local market review and an estimate of selling costs.
- ☐ List improvements, approximate dates, warranties, and service records.

## 02 / MAKE THE HOME EASY TO EXPERIENCE

- ☐ Clear pathways, simplify counters, and organize storage areas.
- ☐ Clean windows, replace burned-out bulbs, and check visible maintenance.
- ☐ Plan for photos and showings, including pets, valuables, and medications.

## 03 / LOOK AT THE ARIZONA DETAILS

- ☐ Review cooling and heating service records; note any known issues.
- ☐ Walk the exterior: landscaping, shade, drainage, and storm wear.
- ☐ Gather applicable HOA, solar, well, septic, and access information.

### YOUR NEXT STEP

Ask Stephanie which tasks matter most for your property and budget. A market analysis is not an appraisal or a guarantee of value, price, or timing.



### STEPHANIE WOODS

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