

MHF PHOTOGRAPHY - PREPARING FOR YOUR LISTING PHOTOGRAPHY APPT



What to Expect

First and foremost, we are excited to shoot your property! Your appointment time has been especially set aside for you, and during this time, we are committed to capture the best of your home. That said, we also shoot multiple properties each day and operate on a schedule, allotting ample time for each shoot, including yours. To get the very best from your allotted time, we need the house to be ready to shoot 15 minutes prior to your set appointment time, and sellers and agents vacated from the property upon our arrival.

House Ready Checklist

- All Projects Complete and Supplies Cleaned up and put away (Those last few pictures and paint touchups just might have to wait!)
- Grass Freshly Mowed
- Pets (along with all their dishes, toys, etc) removed from the property, or secured in a crate in a location we will not shoot (garage or unfinished basement)
- Cars removed from driveway, front of house, etc (for larger properties, we use drones for photography sometimes which will show a great distance)
- All overhead lights, exterior lights & lamps turned on

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- All ceiling fans & TVs turned OFF
 - Remove (or hide):
 - Tissue Boxes
 - Charging Cords
 - Electronics (tablets, cordless phones, etc)
 - Dish & Hand soap (unless in a non-disposable decorative container)
 - Shampoo, Conditioner, Loofah, Razors, and other shower toiletries
 - Trash cans (unless decorative)
 - Plungers & Toilet brushes
 - Exterior - Trash Cans, Yard Tools, Snow Shovels
 - Kids Toys
 - Refrigerator Magnets
 - Shoes & Jackets
 - Declutter all living spaces
 - 1-2 Appliances on Kitchen Counters
 - Beds Neatly Made
 - Remove Throw Blankets (they don't photograph nicely)
 - Hang only neatly folded matching towels (or none at all works well too!)
 - LESS IS MORE!
 - Open Blinds
 - Be ready to walk out the door! Enjoy a couple hours out of the house so we can give our undivided attention to your shoot. :)

MHF Photography Disclaimer

If sellers are not ready when we arrive (this includes if our time allowed for photographing gets cut short due to unpreparedness), we reserve the right to:

1. Reschedule the appointment with a \$150 reshoot fee assessed;
2. Shoot the property as-is, and are not held liable for any missed rooms and/or cluttered rooms being photographed.

If sellers and/or agents insist on staying during the shooting appointment:

1. MHF Photo is not held liable for photographs, video footage, 3D tour footage that end up with people and/or pets in them.

We can do our best work if the house is fully ready and vacated. We are more focused, more efficient, and will be able to deliver our best work for the seller and the agent. We thank you for your cooperation in preparing your clients for our arrival!