

Security and valuables

Play it safe. Put your jewellery and valuables somewhere secure. We take as much care as we can, but we want anything dear to you to be completely safe during the open home.

Should we go out or stay at home?

It can make people uncomfortable to visit an open home when the owner is present. It's easier for them to imagine themselves living there if they can have a leisurely look around without feeling that they're intruding on your privacy. While you go out for a well-deserved relaxation break, your consultant will take care of everything. He or she will lock up securely afterwards and call to tell you all the news later in the day.

Making things look their best

Make your home look as appealing as possible to potential buyers by doing these last-minute things:

- Remove all clutter from bench tops, shelves and surfaces
- Make rooms as light as possible by pulling back curtains during the day and having plenty of lights turned on in the evening
- Clean the kitchen and ensure that the stove, the outside of the refrigerator and sink are clean, and all surfaces are spotless
- Clean the bathroom and remove as much clutter and as many personal items as possible
- Vacuum all floors and remove any cobwebs or dust
- Make sure cupboards and wardrobes are tidy and not overcrowded, in case people open them
- If you have pets, remove litter trays and food bowls and



deodorise rooms to get rid of any lingering smells

- Make the house feel comfortable to visitors. If it's cold turn on a heater to warm up the home. If it's hot open the doors and windows or turn on the air conditioner.

On the day of the open home

Your consultant will arrive 15 minutes or so before the open home to prepare, put up signs and be ready to greet early visitors. Please keep a parking space free for them.

He or she will record visitors' names and contact details, give them an information sheet about your home and invite them to look through the property. They will point out all the nice features, answer any questions the visitors might have, and encourage them to return for another look around.

When the open home is finished your consultant will secure your home and put things back the way they were when you left it.

What happens afterwards?

Your consultant will contact you later in the afternoon to let you know how the open home went.

Don't be downhearted if an offer isn't made immediately after one or more open homes. Some purchasers take their time to make a decision and like to compare lots of different homes. We'll keep you informed about what's happening.

We know that selling a house can be stressful. You've done all the hard work to prepare your home, so why not use the open home times to relax and unwind? While you're taking a break you can rely on us to show off your home to as many potential buyers as possible.



Leongatha

Sth Gippsland Hwy
LEONGATHA VIC 3953
Phone: 03 56 62 4033
Fax: 03 56 62 2353
leongatha@sej.com.au

Foster

8 Station Road
FOSTER VIC 3960
Phone: 03 56 82 2800
Fax: 03 56 82 1016
foster@sej.com.au

Sandy Point

111 Beach Parade
SANDY POINT VIC 3959
Phone: 03 56 84 1111
Fax: 03 56 82 1016
foster@sej.com.au

Warragul

Cnr Smith & Queen St
WARRAGUL VIC 3820
Phone: 03 56 22 3800
Fax: 03 56 22 1244
warragul@sej.com.au

SEJ Head Office

Web: www.sej.com.au
Email: foster@sej.com.au
Officer in effective control
& licensed estate agent,
Russell Jones