



# FRESH

PHOTO HOUSE

FRESH PHOTO HOUSE LTD  
23 Nassau Road  
Barnes  
London  
SW13 9QF

[sales@freshphotohouse.com](mailto:sales@freshphotohouse.com)  
[www.freshphotohouse.com](http://www.freshphotohouse.com)  
0208 748 3584

Michael Pattison & Robert Stevens

## FRESH PHOTO HOUSE PROPERTY GUIDE

Tips and pointers to make your property  
fantastically photogenic!



### Statement of Confidentiality

This guide and supporting materials contain confidential and proprietary business information of Fresh Photo House. These materials may be printed or photocopied for use in evaluating the proposed project, but are not to be shared with other parties.

# EXTERIORS

- ▶ Remove Bins and any rubbish
- ▶ No cars in driveways
- ▶ Blinds and curtains at equal levels
- ▶ Windows shut

GOOD - EXAMPLE 1



GOOD - EXAMPLE 2



GOOD - EXAMPLE 3



GOOD - EXAMPLE 4



# RECEPTION ROOMS

- ▶ Clear surfaces
- ▶ Toys removed
- ▶ Personal photos removed where possible
- ▶ Curtains and blinds equal
- ▶ Remote controls hidden
- ▶ Wires hidden
- ▶ Fires on and coals warmed up just prior to visit

GOOD - EXAMPLE 1



GOOD - EXAMPLE 2



GOOD - EXAMPLE 3



GOOD - EXAMPLE 4



# RECEPTION ROOMS

*...continued*

NOT SO GOOD - EXAMPLE 1



NOT SO GOOD - EXAMPLE 2



NOT SO GOOD - EXAMPLE 3



NOT SO GOOD - EXAMPLE 4



# RECEPTION ROOMS



BEFORE



AFTER

# KITCHENS

- ▶ Remove cleaning products, bottles, packaging eTC
- ▶ Sink area – Sponges, brushes, washing up bottles and soap all hidden
- ▶ Tea towels removed
- ▶ Clear surfaces

- ▶ Blinds up or at equal length to any others
- ▶ Bins can be hidden in hallways
- ▶ All cupboards and draws closed
- ▶ Table and chairs arranged

GOOD - EXAMPLE 1



GOOD - EXAMPLE 2



GOOD - EXAMPLE 3



GOOD - EXAMPLE 4



# KITCHENS

*...continued*

NOT SO GOOD - EXAMPLE 1



NOT SO GOOD - EXAMPLE 2



NOT SO GOOD - EXAMPLE 3



NOT SO GOOD - EXAMPLE 4



# KITCHENS

*...continued*



BEFORE



AFTER

# BEDROOMS

- ▶ Beds made and pillows and cushions plumped up
- ▶ Wires hidden
- ▶ Wardrobes properly closed and draws shut
- ▶ Towels, clothes and any shoes hidden and removed

- ▶ Curtains and blinds open and equal
- ▶ Products removed
- ▶ Floor clean and tidy

**GOOD - EXAMPLE 1**



**GOOD - EXAMPLE 2**



**GOOD - EXAMPLE 3**



**GOOD - EXAMPLE 4**



# BEDROOMS

*...continued*

**NOT SO GOOD - EXAMPLE 1**



**NOT SO GOOD - EXAMPLE 2**



**NOT SO GOOD - EXAMPLE 3**



**NOT SO GOOD - EXAMPLE 4**



# BATHROOMS

- Remove all towels and floor mats
- No products showing
- Bins hidden in hallway

- Loo brushes hidden
- Shower doors clean of watermarks

**GOOD - EXAMPLE 1**



**GOOD - EXAMPLE 2**



**GOOD - EXAMPLE 3**



**GOOD - EXAMPLE 4**



# BATHROOMS

*...continued*

**NOT SO GOOD - EXAMPLE 1**



**NOT SO GOOD - EXAMPLE 2**



**NOT SO GOOD - EXAMPLE 3**



**NOT SO GOOD - EXAMPLE 4**



# GARDENS

- ▶ Toys, bikes and rubbish removed
- ▶ Garden furniture arranged and covers removed if present
- ▶ Hoses and garden equipment hidden
- ▶ Lawn mown

**GOOD - EXAMPLE 1**



**GOOD - EXAMPLE 2**



**GOOD - EXAMPLE 3**



**GOOD - EXAMPLE 4**



# FURTHER INFORMATION

*For any other features, views or unique selling points to your property please do talk to the photographer and let them know what inspired you about the property or where the best vantage points are, as you know your property best!*



