

Your room-by-room staging plan

Prepared on October 5, 2026 from 5 photos of your home. Every pin points at something visible in your own photo.

5

rooms reviewed

34

pinned actions, 17 high impact

27

free actions (no purchase)

\$152-295

shopping list total

The 10 actions that matter most

Ranked by effect on buyers first, then by cost (free first), then by effort. The pin number refers to the photo of that room.

#	ACTION	COST
1	Clear the liquor bottles High impact Living room · pin 1 · Under 15 min	Free
2	Edit the mantel display High impact Living room · pin 2 · Under 15 min	Free
3	Remove the bags by the bookcase High impact Living room · pin 3 · Under 15 min	Free
4	Put away the cereal boxes High impact Kitchen · pin 1 · Under 15 min	Free
5	Move the high chair out High impact Kitchen · pin 2 · Under 15 min	Free
6	Take the blanket off the table High impact Dining nook · pin 1 · Under 15 min	Free
7	Clear the books and papers High impact Dining nook · pin 3 · Under 15 min	Free
8	Clear the floor by the bed High impact Bedroom · pin 3 · Under 15 min	Free
9	Take out the plastic chair High impact Bedroom · pin 4 · Under 15 min	Free
10	Remove the plastic chair High impact Bedroom 2 · pin 3 · Under 15 min	Free

Shopping list: \$152–295

Typical US retail prices (big-box and online stores) for plain, neutral items. The list stays under \$300, even at the high end of each price range; everything else is free work.

ITEM	PRICE
Two neutral throw pillows × 2 Bedroom · pin 2	\$40–80
White duvet cover set (queen) Bedroom · pin 2	\$35–70
Table lamp with a white shade Bedroom · pin 1	\$25–45
Cable box and ties × 2 Bedroom 2 · pin 2	\$24–44
Pack of matching warm-white LED bulbs (2700-3000K) × 2 Living room · pin 7, Dining nook · pin 6	\$20–36
Small live plant (pothos, snake plant) Bedroom 2 · pin 4	\$8–20
Total	\$152–295

If your budget allows: Set of 3 matching storage baskets (\$25–45, Bedroom · pin 5).

Listing photo order

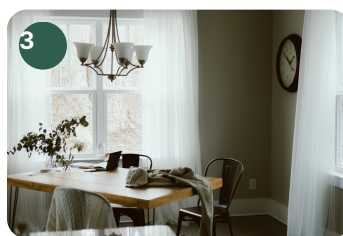
The order to upload your photos to the listing, once staged. Lead with the cover photo: it is the one buyers see in search results.



Kitchen · cover photo



Living room · retake



Dining nook



Bedroom 2



Bedroom · retake

Cover photo: Kitchen. Lower the camera slightly to counter height, keep vertical lines straight, and expose a touch darker so the windows on the right are not blown out.

Photos to retake: Living room, Bedroom. Each room page below says how.

Living room



What buyers notice first: The eye goes straight to the glowing open French door in the center, then gets lost in the dark corners and the bottles by the fireplace.

1 Clear the liquor bottles Clear the red zone

Pack away all the bottles grouped beside the fireplace. In a listing photo they read as clutter and pull attention from the mantel and brick.

Remove · High impact · Under 15 min · Free

2 Edit the mantel display Clear the red zone

Remove the gold crown, the cone-shaped item and the small objects crowding the mantel, leaving the framed art and one or two pieces. A calm mantel lets buyers see the fireplace as a feature.

Declutter · High impact · Under 15 min · Free

3 Remove the bags by the bookcase Clear the red zone

Take the yellow bag and the dark luggage out of the left corner. Bags on the floor make the room feel like storage instead of living space.

Remove · High impact · Under 15 min · Free

4 Take the jacket off the sofa Clear the red zone

Hang up the dark jacket draped on the sofa back. Personal items on furniture make the room look lived-in rather than ready.

Remove · Medium impact · Under 15 min · Free

5 Clear the desk top Clear the red zone

Remove the sunglasses, papers and the dark item from the desk behind the sofa. A bare, polished wood top looks intentional and shows off the piece.

Declutter · Medium impact · Under 15 min · Free

6 Move the bag under the desk Clear the red zone

Take the black bag out from under the desk so buyers see clean floor and the full legs of the furniture.

Remove · Medium impact · Under 15 min · Free

7 Brighten the fan light

Switch on the ceiling fan light with warm bulbs and keep the table lamp on. The brick walls absorb light, so the room needs every source to feel warm instead of gloomy.

Light · High impact · Under 15 min · \$20–36

✓ Keep the transom windows

The tall doors with arched transoms and the exposed brick are real character. Keep them clear and unobstructed so they star in the photos.

Photo tip: Turn on every lamp and the fan light, close the center door, and shoot from a back corner at chest height so the bright doorway does not turn the rest of the room into silhouettes.

Kitchen



What buyers notice first: The cereal boxes on the island catch the eye first, right in the middle of an otherwise bright, beautiful kitchen.

1 Put away the cereal boxes Clear the red zone

Store the cereal boxes and the stacked box underneath them. The island is the hero of this kitchen and should hold only the flowers.

Remove · High impact · Under 15 min · Free

2 Move the high chair out Clear the red zone

Take the high chair out of the shot and out of the room for showings. It blocks the view of the cabinets and makes the space feel personal.

Remove · High impact · Under 15 min · Free

3 Remove the black folding chair Clear the red zone

The black chair at the right edge clashes with the white and teal palette. Move it so the corner reads open.

Remove · Medium impact · Under 15 min · Free

4 Clear around the sink Clear the red zone

Remove the paper towel holder, dish soap and bottles by the sink. A clean counter under the windows shows off the light and the work space.

Declutter · Medium impact · Under 15 min · Free

5 Clear the back counter Clear the red zone

Put away the blue cup and the small black speaker so the back counter is clean from end to end.

Declutter · Medium impact · Under 15 min · Free

6 Take the jar off the island Clear the red zone

Remove the small jar on the front island so the stone top is completely clear in the foreground.

Remove · Nice to have · Under 15 min · Free

7 Edit the open shelves Clear the red zone

Thin out the open shelving to two or three simple pieces per shelf. Fewer objects make the corner feel tidy and keep the eye moving.

Declutter · Nice to have · Under 15 min · Free

✓ Keep the mosaic backsplash

The mosaic tile under the hood ties in the teal island beautifully. Keep the range area clear so it stays the focal point.

Photo tip: Lower the camera slightly to counter height, keep vertical lines straight, and expose a touch darker so the windows on the right are not blown out.

Dining nook



What buyers notice first: The crumpled blanket in the middle of the table is the first thing a buyer notices, before the window and chandelier.

1 Take the blanket off the table Clear the red zone

Fold away the crumpled blanket on the tabletop. A clear wood table shows buyers a place to gather instead of a spot for laundry.

Remove · High impact · Under 15 min · Free

2 Remove the knit throw Clear the red zone

Take the knit throw off the front chair so the chairs read as a matching set.

Remove · Medium impact · Under 15 min · Free

3 Clear the books and papers Clear the red zone

Put away the open books, laptop-style folder and loose papers on the table. Buyers should picture dinner here, not someone's desk.

Declutter · High impact · Under 15 min · Free

4 **Take the jar off the sill** Clear the red zone

Remove the glass jar from the windowsill so the window frame reads clean and bright.

Remove · Nice to have · Under 15 min · Free

5 **Center the eucalyptus vase**

Move the eucalyptus to the middle of the table under the chandelier. It becomes a simple centerpiece and balances the composition.

Rearrange · Medium impact · Under 15 min · Free

6 **Turn on the chandelier**

Switch on the chandelier with warm bulbs. It adds a glow on the darker right wall and makes the nook feel welcoming.

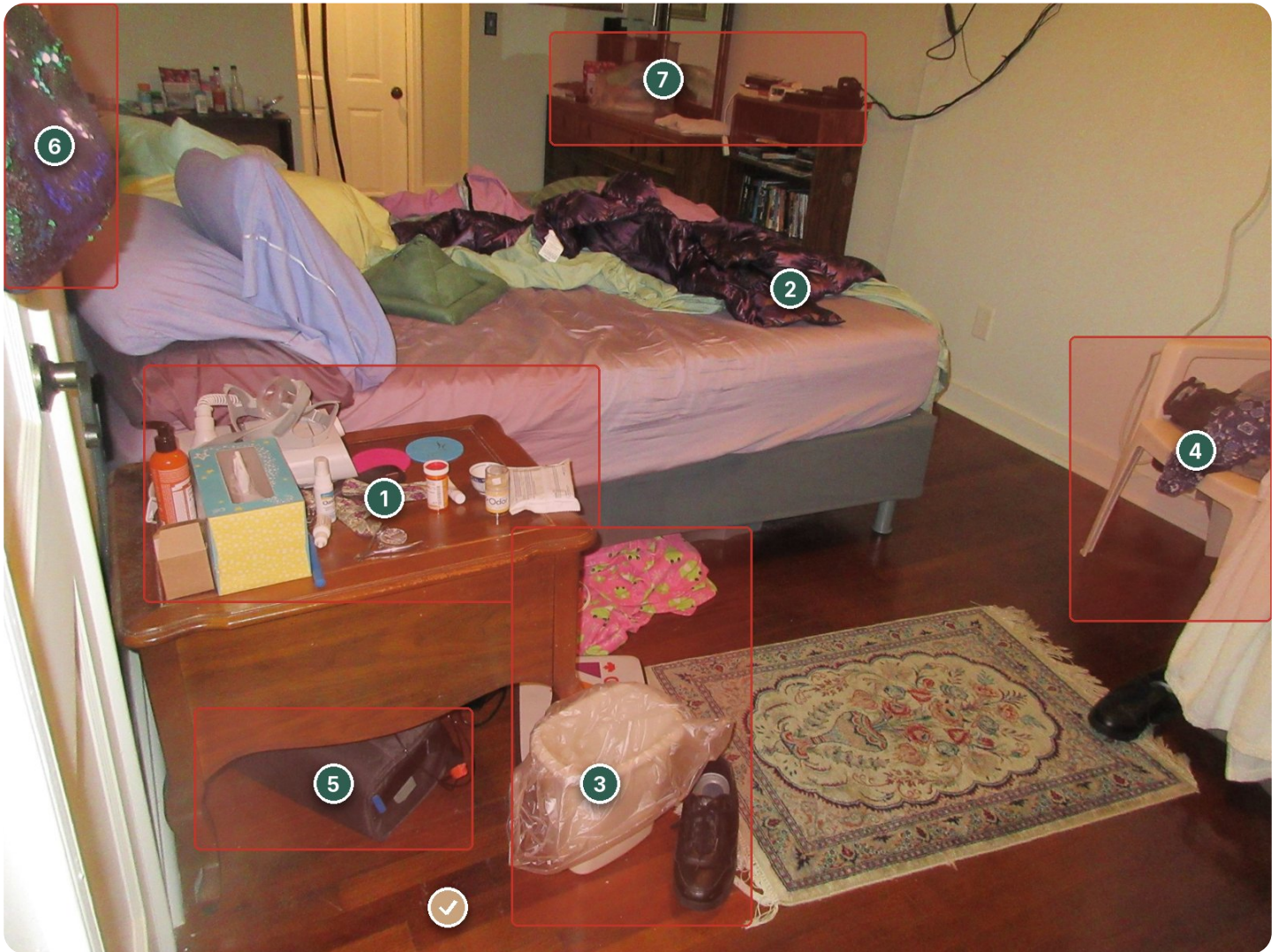
Light · Medium impact · Under 15 min · \$20–36

✓ **Keep the wall clock**

The large clock fills the wall nicely and suits the style of the room. Leave it where it is.

Photo tip: Remove whatever is blurring the bottom of the frame, turn on the chandelier, and shoot standing from the doorway corner so the whole table and both windows are in view.

Bedroom



What buyers notice first: The eye lands on the crowded nightstand with medications, tissues and a breathing device, then on the rumpled mix of purple and green bedding.

1 Clear the nightstand top Clear the red zone

Put away the medication bottles, lotion, tissue box, mask and small papers so only one lamp and maybe a small plant remain. Buyers read a crowded nightstand as a cramped room, and personal health items pull attention away from the space.

Declutter · High impact · Under 15 min · \$25–45

2 Make the bed in white

Swap the mismatched purple, green and pink layers for a crisp white duvet, pulled smooth, with two pillows and a couple of neutral accent pillows. A tight, light bed is what buyers judge the whole bedroom by in the listing photo.

Add · High impact · About an hour · \$75–150

3 Clear the floor by the bed Clear the red zone

Take away the bagged wastebasket, the shoes and the pink clothing on the floor. An open stretch of hardwood between the bed and the door shows buyers easy walking room.

Remove · High impact · Under 15 min · Free

4 Take out the plastic chair Clear the red zone

Remove the white plastic chair and the clothes piled on it. Patio furniture indoors and draped clothing make the room look like storage instead of a retreat.

Remove · High impact · Under 15 min · Free

5 Store the case under the nightstand Clear the red zone

Tuck the black case and its cords into a closet or a lidded basket during photos and showings. Cords and equipment on the floor make the corner feel cluttered.

Declutter · Medium impact · Under 15 min · \$25–45

6 Take down the sequin item Clear the red zone

Remove the sparkly green and blue piece hanging by the door. It is the brightest thing in the frame and steals focus from the room itself.

Remove · Medium impact · Under 15 min · Free

7 Clear the dresser and bookshelf tops Clear the red zone

Pack away the bags, boxes and electronics on the dresser and the shelf beside it, leaving one or two simple pieces. Clean surfaces in the background make the whole room feel calmer.

Declutter · Medium impact · Under 15 min · Free

✓ Show off the hardwood floor

The warm wood floor is a real selling point. Once the floor is cleared, give it a quick sweep and polish so it shines in the photos.

Photo tip: After staging, step back into the far corner opposite the bed, turn on every light, hold the camera at chest height and keep vertical lines straight so the room reads wider than this close doorway angle.

Bedroom 2



What buyers notice first: The eye goes straight to the rumpled purple comforter on the bed and the TV playing a news broadcast with cords hanging below it.

1 Make the bed smooth and light

Use the same white bedding suggested for the other view of this room, pulled tight with pillows lined up at the headboard. The bed fills the front of this photo, so a neat, light bed changes the whole shot.

Add · High impact · About an hour · Free

2 Turn off the TV, tame cords

Switch the TV off for photos and bundle the dangling cords below it and along the ceiling into a cord cover painted to match the wall. Loose wires make buyers wonder about the wiring.

Rearrange · High impact · About an hour · \$24-44

3 Remove the plastic chair Clear the red zone

Take out the white plastic chair and the clothes on it. That corner then shows clean wall and floor, which makes the room feel bigger.

Remove · High impact · Under 15 min · Free

4 Clear the dresser top Clear the red zone

Remove the bags, boxes and folded clothing on the dresser and the electronics on the bookshelf. Leave one plant or a small tray so the mirror and wood can be seen.

Declutter · High impact · Under 15 min · \$8–20

5 Clear the back table Clear the red zone

Put away the bottles, jars and small items lined up on the dark table under the painting. A bare surface there lets the artwork become a calm focal point.

Declutter · High impact · Under 15 min · Free

6 Take the belts off the door Clear the red zone

Remove the long dark straps hanging from the hooks on the door. The open doorway then reads as a clean view into the next space.

Remove · Medium impact · Under 15 min · Free

7 Tidy the long wall cord

Route the cord running down from the wall AC unit behind furniture or into a cord cover along the baseboard. A long loose wire on a white wall is easy to spot in photos.

Rearrange · Medium impact · Under 15 min · Free

✓ Keep the ceiling lights on

The fan light and the flush ceiling fixture brighten this room well. Turn both on for photos and showings so the room feels warm and open.

Photo tip: Retake from this same corner once staged, with the TV off, all lights on and the camera held level so the door frame and dresser stay straight.

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