



Pre-Shoot Checklist and Expectations

A client-facing preparation guide to help your listing look cleaner, brighter, and more market-ready before our team arrives.

Main Goal

The property should be cleaned, decluttered, staged, and photo-ready before the scheduled appointment time. Our team will do a quick walkthrough and make small practical adjustments, but the best results happen when the home is ready before we arrive.

Simple Prep Flow

1 Clean + Declutter Prepare the home before appointment time.	2 Light + Open Turn lights on, open blinds, turn fans off.	3 Remove Distractions Hide personal items, cords, bins, and clutter.	4 Access Ready Send lockbox, gate, parking, and building notes.	5 Shoot Efficiently We make small adjustments and capture the media.
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What Photo-Ready Means

Ready Before We Arrive

- Home is clean, decluttered, and accessible.
- All main living areas, bedrooms, bathrooms, kitchen, patios, and balconies are prepared.
- Lights are on, blinds are open, ceiling fans are off, and toilet lids are closed.
- Vehicles, trash cans, pet items, cleaning supplies, and loose clutter are out of view.
- Special features, views, amenities, and access instructions have been communicated.

We Can Help On Site With

- Minor blind or curtain adjustments.
- Small item shifts to improve a composition.
- Confirming the best rooms, views, balconies, pools, and amenities to highlight.
- Practical feedback if something obvious is distracting.
- Capturing the requested media efficiently once the home is ready.

Keep it simple: better room setup, better photos, better listing appeal.

Whole-Property Checklist

Use this page as the main shoot-day checklist. Complete as much as possible before appointment time.

General Interior Prep

- Clean floors, surfaces, mirrors, windows, and visible glass.
- Remove personal paperwork, mail, medication, toiletries, valuables, and private items.
- Hide visible cords, remotes, boxes, trash cans, laundry, shoes, and cleaning supplies.
- Straighten rugs, chairs, pillows, bedding, lamps, and decor.
- Turn on all interior lights and replace burned-out bulbs.
- Open blinds and curtains unless a specific window view should be hidden.
- Turn off ceiling fans, TVs, computer screens, and distracting electronics.

Kitchen and Dining Prep

- Clear countertops as much as possible.
- Remove dishes, sponges, soap bottles, hand towels, magnets, and paper towels.
- Put away food, small appliances, cleaning supplies, and trash cans.
- Wipe counters, sinks, cabinet fronts, appliances, and reflective surfaces.
- Straighten dining chairs and remove extra items from the table.
- Add simple decor only if it helps the room feel clean and intentional.

Bathrooms

- Close toilet lids.
- Remove plungers, toilet brushes, trash cans, bath mats, and laundry baskets.
- Clear counters of toothbrushes, razors, makeup, medication, and toiletries.
- Wipe mirrors, glass, counters, faucets, and shower doors.
- Hang clean towels evenly or remove towels for a cleaner look.
- Open shower curtains only if the shower or tub should be shown.

Bedrooms and Living Areas

- Make beds neatly and smooth bedding.
- Remove laundry, personal items, pet items, excess decor, and visible clutter.
- Clear nightstands, desks, dressers, coffee tables, and side tables.
- Straighten pillows, sofas, chairs, rugs, lamps, and curtains.
- Open doors to rooms that should be included.
- Close closet doors unless the closet is a feature that should be photographed.

Exterior, Patio, Pool and Balcony

- Move vehicles away from the driveway and front of the property.
- Remove trash bins, hoses, tools, pool toys, dead plants, and loose yard items.
- Sweep patios, balconies, entryways, and outdoor living areas.
- Arrange outdoor furniture and open umbrellas when appropriate.
- Clean pool surface and turn on water features if desired.
- Prepare views, docks, grills, rooftop terraces, and waterfront features.

Access and Property Notes

- Send lockbox, gate, smart lock, and building access instructions before the appointment.
- Include unit number, parking instructions, elevator/lobby notes, and front desk requirements.
- Notify tenants, occupants, or building staff before the shoot.
- Confirm any rooms that should not be included.
- Tell us about views, pools, gyms, parking, storage, rooftops, docks, or amenities to capture.

Service-Specific Expectations

Different media services require slightly different preparation. Use these notes when your order includes video, drone, 3D tours, or floor plans.

Photos

- Rooms should be clean, decluttered, and visually ready from multiple angles.
- Photos capture more detail than people expect, so small items can become noticeable.
- Large clutter, cleaning, staging, and furniture moving should be completed before we arrive.
- If the home is occupied, focus first on counters, floors, beds, bathrooms, and visible surfaces.

Video Tours and Reels

- Video shows movement through the home, so hallways, transitions, and room flow matter.
- Remove clutter from floors, walkways, counters, mirrors, and doorways.
- Secure pets and avoid people walking through the frame during recording.
- Prepare outdoor spaces, balconies, pools, views, and lifestyle features when possible.

Drone Photography and Video

- Drone work depends on weather, airspace, property location, and safe flight conditions.
- Move vehicles, trash bins, and outdoor clutter that may show from above.
- Prepare pools, yards, docks, rooftop spaces, patios, and waterfront areas.
- If weather or airspace prevents safe flying, drone work may need to be adjusted or rescheduled.

Zillow 3D Home and Matterport Tours

- Every included room should be ready because 3D tours show how spaces connect.
- Hide private items, valuables, paperwork, mirrors with personal reflections, and clutter.
- Avoid occupants moving through the property during capture.
- Tell us before the scan begins if any room, closet, garage, or area should be excluded.

Floor Plans

- We need access to the rooms and areas being measured or scanned.
- Open doors to rooms that should be included in the layout.
- Let us know if garages, storage rooms, patios, balconies, or detached structures should be included.
- Floor plans are intended for layout clarity and marketing, not architectural construction documents.

Twilight or Golden-Hour Media

- Turn on all interior and exterior lights before the appointment if possible.
- Prepare outdoor areas, pools, fire pits, landscaping lights, patios, and balconies.
- Twilight timing is limited, so the property must be ready before the scheduled time.
- Weather, clouds, and access delays can affect twilight results.

Important Expectation

We do our best to help with small setup decisions, but our appointment time is primarily reserved for capturing media. Major cleaning, staging, organizing, or moving heavy furniture may delay the shoot or affect final results.

Optional Editing, Final Reminders and Day-Of Notes

Use this page to understand what can be improved after the shoot and what should still be handled before photo day.

Virtual Staging and Item Removal

- Virtual staging can help vacant rooms feel furnished and easier to understand.
- Item removal can help clean up visible clutter, cords, boxes, trash cans, personal items, or small distractions.
- Furniture removal may be available for selected photos depending on complexity.
- These services can be added before or after photo delivery.
- Complex edits may require extra time and additional pricing.

Best Items to Remove Before the Shoot

- Laundry, dishes, trash, boxes, paperwork, personal photos, and toiletries.
- Pet bowls, beds, toys, crates, and litter boxes.
- Cleaning supplies, plungers, toilet brushes, bath mats, and trash cans.
- Cars in driveway, hoses, tools, bins, and outdoor clutter.
- Anything private, distracting, or not intended to appear in marketing photos.

Day-Of Appointment Expectations

- Please have the property ready at the scheduled appointment time.
- Make sure access instructions have already been sent and are accurate.
- If someone is on-site, they should be ready to step out of rooms during capture.
- Pets should be secured or removed from the property when possible.
- If the property is not ready, we can still capture it as-is or discuss rescheduling options if available.

Information to Send Before the Shoot

- Property address and unit number.
- Lockbox, gate, lobby, elevator, parking, or access notes.
- Ordered services and any required media priorities.
- Square footage, if known.
- Special features: views, pools, balcony, dock, rooftop, amenities, garage, parking, storage, or community spaces.
- Any rooms or areas that should not be included.

Quick Final Checklist

■ Clean and decluttered	■ Lights on	■ Blinds open	■ Fans off	■ Toilet lids closed
■ Counters clear	■ Beds made	■ Pets secured	■ Vehicles moved	■ Access instructions sent

Questions before your appointment? Contact Miami Real Estate Photography at 305-396-1553 or info@miami-realestatephotography.com.