

Curb Appeal

We all know the saying “you only get one chance to make a first impression.” The same is true when selling a house. The front yard is usually the first view a potential buyer has when shopping for a new home. Creating curb appeal can make or break the sale of a home. Many buyers have difficulty visualizing the potential of a home’s landscape.

Providing a well-maintained yard can create comfort for the potential buyer as they view the interior and exterior elements of a home. So, what can be done to improve the curb appeal? First, it might be helpful to view your house from the street. Look at your yard as a potential buyer would as they approach for the first time. Notice any unruly or tall shrubs that may be blocking interesting architectural features or views. These can easily be pruned back, creating a more manicured look and open the landscape.

A fresh coating of bark mulch will enhance the landscape dramatically. This is usually a fast way to start. Keep lawn areas mowed and fertilized. A well-kept lawn and its surroundings will let a buyer know that the house is well cared for. Pull or spray weeds that may be growing in planter beds and look for grasses growing up through walkway cracks.

Don’t forget about the backyard. This area may not be visible from the road but can be just as important as front yard curb appeal. Perspective buyers may drive by a house prior to a viewing and peak over fences or find vantage points to explore the outdoor surroundings of the house for sale. Make sure patio and walkways are kept swept and clean. A few quick ways to brighten up the backyard include coloring existing concrete, adding seasonal color to flower beds and adding lights to brighten the yard and patio area.

A well planned and visually appealing landscape will not only assist in the sale of a home but add value, too. The landscape is one of the few areas around the home that you can be sure to see your invested money returned but be careful not to overdo it. When adding improvements you probably won’t get value out of adding features that enhance your home well beyond that of your surrounding neighborhood.

Remember a potential buyer will form opinions of your home from the instant they see it. Hopefully, these suggestions can help you to improve your curb appeal, and create a lasting impression with a warm welcoming home. Don’t forget, D&D can guide you every step of the way. Just give us a call and schedule a free consultation!

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