

Painting Tips for Getting the Job Done Faster

Unless painting a room is a passion, you probably want to finish the task as soon as possible — while still doing a quality job. Here are some tips for doing just that:

- **One-coat paints.** Having to do a second coat is time-consuming. Fortunately, there are several “one coat” paints that can get the job done, well, in one coat! They don’t work for every type of project. But, if your walls are in good condition and you’re not dramatically changing the underlying colour, a one-coat paint is worth considering.
- **Leverage various-sized rollers.** Most people use rollers for the main wall surface and switch to brushes for the tight areas. Instead of a brush, try a smaller roller. That can speed up the painting considerably.
- **Use quality brushes and rollers.** Cheap brushes tend to not hold paint evenly and can also shed fibres — which you then have to pick off the painted surface. Good quality brushes and rollers may cost a little more, but the paint will be applied more smoothly and evenly — saving you time.
- **Wear your painter’s tape.** When running painter’s tape to prep a room, wear the roll on your wrist. That way, you won’t constantly be reaching for it.



- **Wrap rollers and brushes in plastic.** For longer painting jobs, wrap rollers and brushes that are not in use in plastic wrap or baggies (the kind you use in the kitchen.) That will keep the brushes and rollers wet while you take a break.
- **Start in the middle.** Most people start at the end of a wall and work their way to the center. You’ll paint faster if you do the opposite. In addition, you’ll avoid applying too much paint in the corners (which people are apt to do when they start there).

Want more tips for preparing your home for sale? Call me.

How Buyers Often Find Out about your Listing

There are many ways buyers can find out about your home for sale. Some will see the lawn sign. Others will notice the listing on MLS. Still others might find out via an advertisement or social media post.

But, there is one other way buyers will discover your listing — and it can be pivotal to the success of your sale.

The agent can make sure they know.

In some cases, buyers shopping for a particular type of home, or those who are targeting a specific neighbourhood, will get on an agent’s alert system. The agent will arrange for the buyers to be alerted as

soon as an ideal property comes up on the market. That’s why being strategic when creating an MLS profile and other listing materials is so important. You want interested buyers to be notified of your listing!

Agents often also have a network of buyers they are in touch with regularly or who are actively looking to buy a home. They reach out to these contacts as soon as a desired property is listed. Say, for example, you put your property on the market. The agent you work with may already have qualified buyers in mind. If

so, that increases the chances of your home selling quickly and for a top price.

Good agents also have a robust network of professional contacts — such as real estate lawyers, contractors, and even other agents — that they can potentially tap to find qualified buyers.

Overall, well-connected agents are more likely to be able to leverage their networks to attract ideal buyers to your listing.

Want to discuss how I can attract high-interest, qualified buyers to your listing? Call me.

Think, Act... Live!

“Now and then, it is good to pause in our pursuit of happiness and just be happy.” [Guillaume Apollinaire](#)

“Do just once what others say you can’t do, and you will never pay attention to their limitations again.” [James R. Cook](#)