

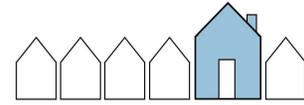
sort style and stage

# how to deal with smells

# guide



# all about smells ...



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Here's our top tips to ensure your home smells nice and inviting:

## pet smells

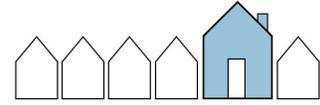
Let's start with the tricky area of pets. We love pets as much as you do but their smells can and do put off potential buyers.

- What's key, is to try to prevent smells building up over time—act immediately. If you see a pet urinating or vomiting; start by dabbing out the wet area and then rubbing some warm water and light detergent into affected area. It's too late to start thinking about how to tackle the smell just before a viewing—preparation is the key
- Replace worn out bedding and wash regularly
- Wash your pet regularly
- If you have carpets, they may need deep cleaning as part of home staging preparations. If so, you can either hire a carpet cleaning
- If you have cats, there are some good odour limiting litters and pet bedding that reduce odour problems\*\*

\* <https://www.rugdoctor.co.uk/locations/maidenhead/>

\*\* <https://www.pets4homes.co.uk/pet-advice/preventing-and-removing-pet-odour-from-the-home.html>

# other smells...



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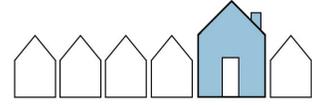
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There are many other smells including smoke, damp, stale air, potent smelling foods, burnt food and the smells from domestic fires. These smells linger in the air and in furnishings. To get rid of these types of smells try some of our tips:

## smoking smells

- To contain the smell, smoke outside from now on and open as many windows as possible when you are home
- **If the smoke smell is light**
  - Mix 2 cups of white vinegar with half a gallon of warm water. Dampen a clean cloth and use this to wash all hard surfaces, such as furniture, flooring and fireplace surfaces
  - and/or**
  - Sprinkle baking soda on carpets and fabric, leave for a few hours. Vacuum and your good to go
  - and/or**
  - Mix 4 tablespoons of baking soda with 2 cups of white vinegar and 2 cups of warm water. Add a few drops of your favourite essential oil e.g. lavender, lemon, orange. Put in a spray bottle and use on affected area. Leave for 5 minutes then wipe away with clean cloth
  - If you are using essential oils in a pet home—remember to check it's safe for use
- **If the smoke smell is excessive**
  - Place white vinegar in bowls around the high smelling areas to slowly absorb the smell
  - and/or**
  - If you want the smell to be absorbed more quickly, boil a pot of white vinegar on the stove
  - and/or**
  - Wipe down walls as per above and then re-paint walls

# other smells...



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## damp smells

- There could be many reasons for damp smells e.g. water leaks, unclean appliances such as washing machines. Identify the source as this will determine what you need to do next

- If your washing machine or other appliance is smelly, place a cup of baking soda inside until the smell goes away or until your next use and put the cup back in if the smell remains

Also for washing machines, put a little baking soda in the detergent drawer and put on a rinse cycle

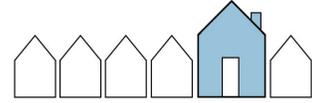
- If your clothes or other fabrics are smelling damp you can wash them on a warm cycle, adding a cup of diluted vinegar in addition to your routine detergent

Test this mix on small areas to avoid potential damage

- If the damp seems to be coming from the walls, gently scrub any damp patches with a washcloth which has been soaked in baking soda.

Test this mix on small areas to avoid potential damage

# other smells...



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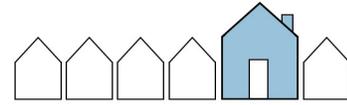
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## food and most other smells

- Close doors to the kitchen and for all other rooms to contain food smell
- Put on the extractor fan during and after cooking
- Open all kitchen windows and in particular do so, if the extractor fan is not able to cope with the smell
- Example solutions are:
  - Boil and simmer 1 tbsp. of white vinegar per cup of water. This can also be put in small bowls around the house to remove the smell. If the smell remains, mix equal parts of white vinegar and water into a pan and boil. This mix can also be put in bowls in other rooms and left to absorb the smell
  - Make our cotton ball mix and place in relevant rooms. These can also be put in the fridge and freezer
  - Place small dishes of baking soda in relevant rooms
  - Put unused or uneaten food in foil before putting in bins
- Use a disinfectant or sprinkle some baking soda down the drain

# plant power



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There are lots of natural ways to introduce that all round fresh smell to your home. Plants are amazint, some even purify your home. Here's some ideas for you:



**Areca Palm**— Cleans the air and removes formaldehyde

**Bamboo Palm**—A natural humidifier and removes formaldehyde

**Golden Pothos**—Great for air purifying

**Sansevieria**—Removes toxins such as formaldehyde, xylene, toluene and nitrogen oxides

**Spathiphyllum**—Great at removing toxins such as formaldehyde, trichloroethylene and benzene

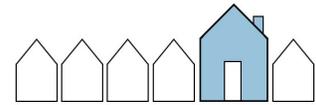
**Spiderplant**—Removes formaldehyde and air purifier

Fresh flowers add a natural scent as well as creating a focal point



A cost effective alternative to fresh cut flowers are flowered pot plants such as a Moth Orchid (Phalaenopsis) - they can easily last for 3 months and require no maintenance

# how we can help



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We're passionate professionals with extensive experience and a successful track record in home staging for residential and rental clients across the UK.

If you are pushed for time, overwhelmed or unsure how to execute aspects of home staging, we can help.

We offer a bespoke service which factors in your specific circumstances, your timelines and your budget. This can range from:

- **consultation and action plan**
- **Consultation, action plan and sourcing specific pieces**
- **Consultation, action plan, sourcing specific pieces and sourcing trades**
- **Consultation, action plan, sourcing specific pieces, sourcing and managing trades and finally staging**

No project is too big or small. We also offer a range of other home related services—please refer to our website