

# Services Offered

## HOME STAGING/SALES PREPARATION

- Consultations/Needs Assessment
- Staging of a Vacant Property
- Staging of a Non-Vacant Property

## MOVE MANAGEMENT

- Consultation/Needs Assessments
- Spatial Floor Planning for New Residence
- Aid in transition with #Boxed Services™

## INTERIOR DESIGN/DECORATING

- Consultations for Any Size Job
- Full Service Design & Coordination for Larger Projects
- Accessorizing and Pulling Your Home Together

## ONE DAY RE-DESIGN

- Give your Space a new feel with a “fresh pair of eyes”

## HOLIDAY HOME DECORATING

- Decorate for the Holidays with a New Twist

# “Invidual Boxed Services”

**1. Move Planning and Oversight**  
Dragon Design will provide you with a consultation which includes a detailed write-up to get your move headed in the right direction

**2. Customized Floor Plan**  
We will create a special floor plan for your new residence. This will ensure that the belongings you would like to take with you will fit in your new space.

**3. Sorting & Categorizing**  
Dragon Design will work with you one on one to organize and/or pack each room. We honor all requests when dispersing remaining items with family

**4. Home Staging**  
As we are sorting and packing, we can also get your home prepared for sale. This will ensure that you receive top dollar when selling your existing home.

**5. Packing & Unpacking**  
Your items will be labeled and coordinated based on their future location. Dragon Design will coordinate the move (local or long distance) and unpack you quickly.

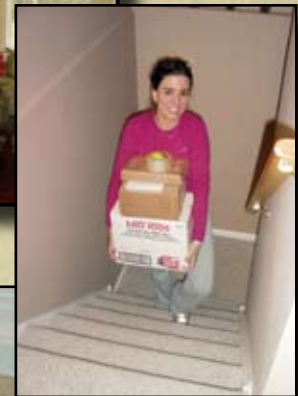
**6. Settling In**  
Getting Settled Quickly = Less Stress. We can make that happen!

**7. Design & Decorating**  
Let's get creative! “Staging for Life” can help you live in a clutter free, peaceful environment



*“Pulling Your Home and Move Together in a Creative Manner”*

Design, Home Staging & Relocation  
Consultants For Any Project  
Certified in Home Staging & Move Management



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Accredited Staging Professional



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Design or Home Staging  
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www.dragondesignco.com

*“We have not been hired to move a house,  
We’ve been invited to share a home.”*

# What is Staging?

 An ASP is an Accredited Staging Professional

Staging is the process of preparing your home for sale, regardless of its size, price, condition or location. Ideally, a home should be staged before it is listed for two reasons. We want to ensure the maximum amount of buyers see it and you get the top dollar, asking price you want. To compete, you must be priced right and look better than your competition.

If your home was listed before it was staged and hasn't sold quickly, there is still hope! Staging is typically less than a first price reduction. Protect your asset and equity by investing in staging. Statistics show that staged home will sell faster and for more money.

As an accredited "ASP" stager, Dragon Design, LLC follows a list of proven, professional guidelines to prepare your home and transform it into a more marketable property.

## Steps in the Staging Process:

### Home That Is Not Vacant

1.) Dragon Design, LLC will consult with you room by room on how you can effectively market your space and provide you with a detailed, written report/plan of action. This includes curb appeal. The fee for this service is based on the sq. footage of the home. The fee is credited back when Dragon Design, LLC also performs the staging. All fees for the staging (step 2) are included in the written report.

2.) When staging, we work quickly! Dragon Design, LLC will ask that you vacate the premises so our team can work their "magic". We can typically complete the job in one day. Pricing will vary based on the number of rooms in the home, the extent of the work and whether furniture and accessories rental will be required.

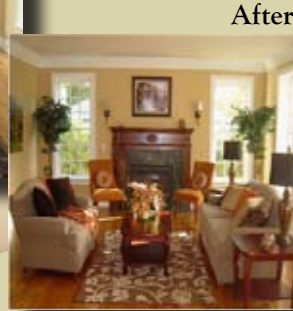
### Home That Is Vacant

1.) Dragon Design, LLC will assess the property and draft a proposal to stage the property with rented furniture, accessories and artwork. The proposal will include the rooms to be staged and the estimated price for the staging.

2.) Upon approval of the proposal, Dragon Design, LLC will coordinate the entire staging by selecting the furnishings, accessories and supplemental artwork. We will work quickly to select a date for delivery of the furniture and set-up of the home.



Before



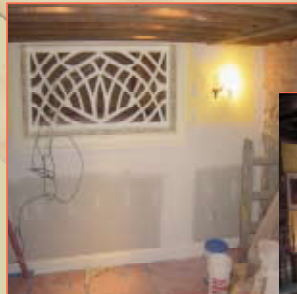
After



Before



After




Before



After

As featured on NBC 10 "All That & More", any home that Dragon Design LLC staged PRIOR to listing has not been on the market longer than 60 days.

Average Days On Market for Dragon Design is 35 days.

 **DRAGON  
DESIGN LLC**

# What is Move Management?

A CRTS is a Certified Relocation & Transition Specialist 

Move Management is an industry that provides anyone who is moving with the opportunity to make their transition seamless and less stressful. Moving is one of the top stressors in our lives. Dragon Design, LLC can coordinate your move from start to finish and help you get settled into your new home quickly and efficiently.

## Our Move Management Specialty:

Dragon Design, LLC specializes in helping the "Baby Boomers" 55+ population with their transition. Both generations are typically "down-sizing", or "right-sizing" at this point in their lives. When a home has been lived in for many years, odds are you have accumulated many "things". When "right-sizing" many of these belonging will not fit properly in your new residence. Staging your home goes hand in hand with helping you de-clutter, prepare for your move and disperse of belonging not suitable for your new space. We will seamlessly design the transition into your new residence with many things that you have grown to love over time.

## How Do We Charge For Our Services?

### Move Consultation:

This includes a walk-through of the current home, an analysis of needs and a detailed write-up based on that analysis. It will also include the estimated cost for proposed "Boxed" Services discussed during the consultation. The fee is based on the square footage of the home from which you are moving. This fee is credited back to you, when you contract with Dragon Design, LLC to orchestrate your move!

### Floor Plan:

Dragon Design, LLC will create a floor plan/layout of your new residence. This will enable you to visualize your things in your new space and allow us to see what will fit accordingly. The fee is based on the time in the home, measurements of furniture, the creation/implementation of the plan.

### Boxed Services:

Because our "Boxed Services" are a la carte, you are not overcharged for services you do not need. Services can be bundled together or chosen individually. This will affect the pricing. See reverse side for a list and description of our "boxed" services.