

Welcome home: opening your Florida home

for the fall · we can do the cleaning half



Coming back for the season? Use this list to open the house, or hand the cleaning half to us. Items marked **WE DO** are part of a Sandline opening clean; **YOU** items belong to you, your AC company or your home-watch service.

Before you land

the cleaning

- ☐ Pull off the dust sheets, shake them out outside and launder them WE DO
- ☐ Dust top to bottom: fan blades, vents, blinds, shelves, frames WE DO
- ☐ Vacuum upholstery, mattresses and under the beds WE DO
- ☐ Wipe the fridge and freezer inside and out; check that it cools WE DO
- ☐ Run every faucet and flush every toilet (after the plastic wrap comes off) WE DO
- ☐ Wipe counters, cabinet fronts, appliances and the microwave WE DO

Look for trouble

we report, you decide

- ☐ Check under sinks, the water heater and the AC closet for water stains WE DO
- ☐ Look and sniff for mildew: closets, shoes, leather, wall corners WE DO
- ☐ Look for droppings, ant trails or roaches and tell you right away WE DO
- ☐ Photograph anything odd before we touch it WE DO
- ☐ Pest treatment, mold remediation and repairs YOU

Ready to live in

the finish

- ☐ Beds made with fresh linens, towels set out WE DO
- ☐ Bathrooms cleaned and disinfected, glass and mirrors polished WE DO
- ☐ Floors vacuumed and mopped, trash out WE DO
- ☐ Basics restocked from your list: paper towels, toilet paper, soap ON REQUEST
- ☐ Photos of every room texted to you when we lock up WE DO

Your side of the list

before we arrive

- ☐ Water main and water heater back on YOU
- ☐ AC serviced and filter changed (once a year is the usual advice)² YOU
- ☐ Internet, cable and phone reconnected YOU
- ☐ Mail forwarding switched back YOU
- ☐ Key or lockbox code to us by text, never on paper YOU

Snowbird opening clean

1-2 bed from \$175 · 3 bed / 2 bath \$215 · 4 bed \$265

Fridays, Saturdays and Sundays · lockbox access fine · photos when done

Opening steps are Sandline's own checklist. Source for the AC note: ² Palm Beach County Cooperative Extension, *Closing Your Florida Home Checklist*. Prices for typical homes by size. Your exact price is confirmed in writing before we start; heavy build-up or larger homes may cost more. No sales tax on home cleaning.

Closing up for the summer

for the spring · what the extension agents advise



Leaving for the summer? These are the steps Florida extension agents recommend for a closed-up home, split into what we clean and what you set up. Numbers mark the source.

Kitchen

the cleaning

- ☐ Empty and clean the fridge and freezer; leave the doors ajar so they can't close¹ WE DO
- ☐ Throw out cereals, crackers and pasta so pests have nothing to find¹ WE DO
- ☐ Empty the dishwasher and leave it clean² WE DO
- ☐ Freshen the disposal: a dozen ice cubes and 2–3 tbsp baking soda² WE DO
- ☐ Trash and recycling out, bins rinsed WE DO

Whole house

the cleaning

- ☐ Vacuum upholstered furniture to lift mold spores¹ WE DO
- ☐ Cover furniture loosely; tight plastic can encourage mildew¹ WE DO
- ☐ Leave interior doors open and space between clothes in closets¹ WE DO
- ☐ Close drain stoppers; seal toilets and tank tops with plastic wrap¹ WE DO
- ☐ Beds stripped, linens washed and put away dry WE DO
- ☐ Photos of every room when we lock up WE DO

Air and humidity

ask your AC pro

- ☐ Keep the AC on and set no higher than 85°F so it cycles and pulls out moisture¹ YOU
- ☐ Have the humidistat checked; the AC should run at least 2 of every 24 hours² YOU
- ☐ Using a dehumidifier? Central spot, continuous drain, test it a week before you go¹ YOU

Water and power

you or your home-watch

- ☐ Gone more than a month: turn off the water heater¹ YOU
- ☐ Shut the water off at the meter unless it feeds the irrigation¹ YOU
- ☐ Turn off the washing machine's water supply¹ YOU
- ☐ Line up someone to check the house regularly¹ YOU

Snowbird closing clean

1–2 bed from \$175 · 3 bed / 2 bath \$215 · 4 bed \$265

Fridge emptied and wiped, beds stripped, trash out, closed-up checklist done · photos when done

Sources: ¹ UF/IFAS Extension, *Closing Your Seasonal Home* (FCS3154/HE887), rev. Apr 2026. ² Palm Beach County Cooperative Extension, *Closing Your Florida Home Checklist*. Settings and shut-offs are your decision; check with your AC company and home-watch service. Prices for typical homes by size. Your exact price is confirmed in writing before we start; heavy build-up or larger homes may cost more. No sales tax on home cleaning.