



How to Keep Your Home Safe During an Open House

An open house is a great tool to give a large number of potential buyers the opportunity to take a look inside your home. It can also increase your exposure to theft and liability claims for injuries that could occur during a viewing. Letting complete strangers tour your home can be a little unnerving, but careful planning is the key in protecting your home during an open house. Here are some ways you and your real estate agent can safeguard your home from potential liabilities:

- **Review insurance coverage** – You may want to consider increasing the liability limits of your homeowners insurance policy during the open house phase to ensure you are protected in the event someone attending the open house were to slip and fall. Review your insurance policy or contact your insurance agent to make sure you have adequate coverage to protect yourself from potential lawsuits or medical claims.
- **Prevent accidents** – Fix any problems that could cause an accident; remove ice and snow from driveways and walkways; and keep hallways and stairways clear of clutter.
- **Secure valuables** – Take pictures and store valuables in a safe or remove them out of sight.
- **Remove prescription drugs** – Prescription drugs are the #1 target for thieves and frequently the easiest items to take. Lock them away or take them when leaving the house.
- **Lock & unload** – Ensure guns are unloaded, locked and stored out of sight.
- **Board your pets** – Make sure pets are not home during the open house to avoid dog bites or injury to the pets.
- **Inform neighbors** – Let neighbors know about the open house and ask them to keep an eye out for anything unusual.
- **Secure the house** – Insist that your real estate agent locks all doors and windows after each open house.



Protecting your home from liabilities during an open house ensures that the process of selling your home doesn't become a disaster. Contact Champion Realty Insurance today for more information at 410.975.3044.