

## Hosting a Virtual Tour Using Zoom

When buyers are unable to tour your property, the next best thing is becoming your home's tour guide by hosting a virtual tour. It's very easy.

You will receive an email inviting you to join a virtual tour. The email will include a link to log in and join the meeting. You'll want to use a smartphone or tablet with a good camera so you can show your home to potential buyers. At the scheduled time, click the link to join the meeting.

Expect to be joined by buyer's agent and the buyers. Sometimes, their family members may also join the meeting. Don't worry about what you should or shouldn't say. In fact, after greetings are completed, we recommend muting your device so buyers cannot hear any background noise in the house. Simply, touch the mute (microphone icon) symbol in the lower left corner to silence the microphone on your device. Your job will be to carry and aim the camera and listen to their instructions.

If possible, start videoing in the driveway and walk towards the entry of the house. Once inside, the buyer's agent and buyers will give you directions of what they want to see next. Simply follow their instructions. As you walk the camera through the house, move slowly and steadily. Pan the entire room, slowly sweeping around in a full circle. Listen for instructions where to move to next. If they are silent, move to the next adjoining room. Once you've completed showing the entire house, feel free to unmute your device and ask if they would like to see anything else while you're still connected.

**HINT:** Remember, most buyers will not talk openly with their agent about your home while you're listening. Don't offer advice, information or detail unless you're asked. Once they are satisfied with their tour, press the "leave meeting" message in the lower right corner. Once you've left the meeting, they can remain online and discuss making an offer for your home.