

AO Cleaning and Restoration Urges Homeowners to Protect Home Value Through Preventive Maintenance

Columbia and St. Louis homeowners encouraged to restore and maintain key home surfaces before buying or selling.

COLUMBIA, IL, UNITED STATES, August 10, 2026 /EINPresswire.com/ -- Buying or selling a home is one of the largest financial investments most families make. While a professional home inspection can identify structural and mechanical concerns, [AO Cleaning](#) Floor Care and Restoration is encouraging homeowners and real estate professionals to look beyond the inspection checklist and consider preventive maintenance that can help protect a property's appearance, condition, and long-term value.



The company is urging homeowners, Realtors®, home inspectors, investors, and property managers throughout Columbia, St. Louis, and surrounding Illinois and Missouri communities to evaluate flooring, carpets, tile and grout, natural stone, and HVAC air ducts as part of the home-buying and selling process.

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Ryan Overbey, Owner of AO Cleaning Floor Care & Restoration.

“Many people spend thousands replacing surfaces that can often be professionally restored for a fraction of the cost,” said Ryan Overbey, Owner of AO Cleaning Floor Care & Restoration. “Our mission is to help homeowners protect their investment, improve indoor living conditions, and maximize equity before selling or after purchasing.”

Key Areas to Evaluate

HVAC Air Ducts: Dust, debris, allergens, and other contaminants can accumulate inside air duct systems over time. Professional air duct cleaning can help improve indoor air quality and support system performance.

Tile & Grout: Years of soil buildup, staining, discoloration, and deteriorating grout can make otherwise sound tile look worn or outdated. Professional deep cleaning, color sealing, and sealing can restore appearance and help extend the life of the surface.

Carpet: Homeowners should look for embedded soil, stains, odors, pet contamination, and areas of excessive wear. AO Cleaning uses UV light inspection to identify hidden contamination and problem areas that may not be apparent during a traditional home inspection.

[Hardwood Floors](#): Scratches, dull finishes, wear, water damage, and pet damage do not always mean hardwood floors need to be replaced. Depending on the condition of the floor, restoration options may include Clean & Buff, AO Cleaning's 1-Day Refinishing System, or a traditional sand-and-refinish process.

Natural Stone Countertops:

Granite, marble, and quartzite surfaces can lose their appearance over time due to soil, stains, etching, and wear. [Professional countertop cleaning](#), polishing, and sealing can help restore the appearance of natural stone and provide protection against future staining. Protecting Value Beyond the Inspection A home inspection identifies potential problems, but preventive maintenance can help property owners address cosmetic and maintenance issues before they become larger concerns. Restoring existing flooring, countertops, and other surfaces may improve a home's presentation, increase buyer confidence, extend the useful life of materials, and potentially reduce unnecessary replacement costs.

For sellers, addressing worn or neglected surfaces before listing can help a home make a stronger first impression. For buyers, professional cleaning and restoration can be an important part of maintaining the investment immediately after closing. "Homeowners don't always realize what can be restored until they have a professional evaluate the condition of the surface," Overbey said. "We want to help people understand their options before they automatically assume replacement is necessary."

AO CLEANING'S HARDWOOD FLOOR RESTORATION

AO Hardwood Cleaning and Restoration



Our team

AO Cleaning Floor Care & Restoration has served Columbia, St. Louis, and surrounding Illinois and Missouri communities since 2003. The company specializes in hardwood floor restoration, carpet cleaning, tile and grout restoration, natural stone care, upholstery cleaning, and air duct cleaning.

About AO Cleaning Floor Care & Restoration:

Founded in 2003, AO Cleaning Floor Care & Restoration provides residential and commercial restoration and preventive maintenance services throughout the Columbia and St. Louis region. The company focuses on helping property owners restore, protect, and extend the life of their investments through education, advanced techniques, and customer service.

Before You Refloor It... Let AO Restore It.

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