

THREE DAY FLIP

Written by

William McKeever

Isbell Media  
Isbell Realtors

INT. CHUCK'S OFFICE - DAY

TEASER

CHUCK is sitting at his desk browsing the internet and realtor.com when JOSH calls out to him from the other room.

JOSH  
Hey Chuck, whatcha doing?

CHUCK  
Looking for our next flip.

Josh walks over to Chuck's desk.

CHUCK'S OFFICE

JOSH  
I got you a present. Here take these.

Josh tosses house keys at Chuck. Chuck catches them but looks up at josh with confusion.

CHUCK  
What's this?

JOSH  
Just take them and come with me.

ON SCREEN: We show establishing shots and B-Roll of Killeen and Harker heights as both of them are driving to the location.

EXT. 1803 VOLLEY - DAY

Josh and Chuck pull up to the front of 1803 Volley. In the establishing shot, we see a beautiful and modern looking ranch style home. Both men exit the truck and walk up to the house.

JOSH  
So we just closed on this property today. And since you've done a flip by yourself already, I wanted to get your input on how you think we could go about flipping this one?

CHUCK  
(Feigns blushing) Aww, I'm touched puddin.

JOSH

Yeah, yeah, don't let it go to your head you're still a rookie. Ok, so let's go inside and see what we're working with but before we do that (Looks at the camera) I'm gonna need you (points into the camera) to hit those like and subscribe buttons and click the bell icon to turn notifications on. That way you'll be the first to know when I upload a new video.

END TEASER

OPENING TITLES: REAL ESTATE WITH JOSH

INT. 1803 VOLLEY LIVING ROOM - SAME DAY

Opening shot of Josh and Tyson walking through the front door. We then cut to a shot of the me from behind with the camera following them throughout the walk through.

CHUCK

Hey, this place is in pretty good shape. The floor looks good, it doesn't look like there's any foundation damage or holes in the walls.

JOSH

There really isn't. The previous owners took really good care with this place.

LIVING ROOM

JOSH

Ok, so this is the living room. It's not super big but it has charm. I don't think it will take much, but tell me what you would do. (Looks around)

CHUCK

Well, I really like the flooring. It's a little dark for my taste but I'm sure we can find some designs to make it stand out.

JOSH

Yeah, these floors are dark, but I think it won't be a problem working with them. What about the fireplace. I'm not a fan of the mantle or the colors...

CHUCK

Oh I'm definitely wanting to change that. Ooh, how about we make a whole new mantle ourselves? I'm sure we can do a better job than this prefabricated one. (he points a finger at the mantle as if to prove his point)

JOSH

I like that idea! Yeah, maybe something more modern and sharp? I was also thinking about putting shiplap above the fireplace to make it stand out more.

CHUCK

I can see it. Kind of making it into it's own accent piece.

JOSH

Exactly! Ok so onto the kitchen.

Both of them walk towards the kitchen making sure to stay in the line of sight for both cameras.

KITCHEN

JOSH

So in here I'm keeping the cabinets and the fridge but I really want to change out the hardware like the knobs and the faucet. I think if we can make it brighter by painting the cabinets and moving to brushed nickel hardware it should brighten up the space a lot. As for the backsplash, I want to replace that and the counter tops. What color do you think we should go with?

CHUCK

I don't know that's kinda tricky. We need something to go with the dark floors but also with the new paint color and cabinet color.

(MORE)

CHUCK (CONT'D)

We'll take a look at the granite and tile place and see what we can find. I think we should replace that stove, it's the only appliance that really needs updating.

JOSH

I was thinking the same. Thing. It looks like you learned a lot from that last flip.

CHUCK

I really did! That last house was a challenge. I'm still kinda pissed that you hired a demo team!

JOSH

Hey, flipping houses rule number one, pay attention to the details. (shakes his head)  
You ready to see the laundry room? It's the last major rehab that needs to be done.

CHUCK

(Staring at Josh annoyingly)  
Whatever, let's go check out this laundry room.

CUT TO:

#### LAUNDRY ROOM

Both Josh and Chuck stand at the doorway and look into the laundry room trying to assess what to do.

JOSH

So in here it's a little tight. I'm gonna pull out that washer and dryer and change up the light fixtures.

CHUCK

Yeah those just a bit dated. Oh you could rip out this shelving and give it a brighter paint color. I mean it's really dark in here. I'm sure the new owners would appreciate it looking like it was bigger.

They leave and walk into the dining room.

DINING ROOM

JOSH

So what do you think?

CHUCK

I like it. It doesn't look like  
it'll be too hard at all.

JOSH

Great, cause I want to get it done  
in three days.

END OF ACT 1

INT. 1803 VOLLEY - NIGHT 1

Josh and Chuck are standing in the living room looking around. The work crews have already been there doing a lot of the master work, which leaves the touch ups to Josh and Chuck.

JOSH

Alright, here we are on the first night of our three day flip. As you can see the work crews have already been here getting everything ready for us to get started. Tonight we have a lot of work to do.

CHUCK

Yeah and that floor

MONTAGE -- JOSH AND CHUCK ARE WORKING AROUND THE HOUSE

-- They begin the demo by ripping the chair rails off the walls.

-- They take off the countertops.

-- They rip up the laundry room flooring.

-- They tear off the fireplace mantle to be replaced.

-- Most of the demo is done on day one

INT. 1803 VOLLEY - NIGHT 1

It's the end of day one and Josh and Chuck are visibly exhausted. They have just finished a lot of the demo for night one and are looking around at their progress.

ON SCREEN: A COUNTDOWN TIMER IS SHOWING NIGHT ONE AND HOW MANY HOURS LEFT UNTIL THE 72 IS UP.

JOSH

Well that was productive!

CHUCK

Yeah, we got a lot done for being the first day.

(MORE)

CHUCK (CONT'D)

I still can't believe that someone actually thought it would be a good idea to put double chair rails around the entire kitchen and dining room. I mean they even put them on the archways!

ON SCREEN: B-Roll of the chair rails and the small one on the archway in the dining room.

JOSH

I know right? But we still only have two days left to do this. I want to make sure we stay on track. So that's why I'll have the crew come in during the day, and you and I will be here at night taking care of what we can.

CHUCK

Say what now?

JOSH

(Chuckles) How else did you think we were going to do this? It's not like we can magically click our fingers and it's done like on some shows.

Josh looks at the camera and winks at his inside joke.  
We still have a lot

JOSH (CONT'D)

to do. Especially since we discovered the laundry floor needs to be ripped up.

CHUCK

Oh yeah. Well I don't mind being here, but I ain't gonna lie, that deadline is pretty short.

JOSH

It is, but I think we can do it. Look at what we got done tonight. Ok, go home, get some rest and we can get started tomorrow, we still have to go pick out the tile backsplash and countertops and get the new stove.



CHUCK  
Alright man..

FADE OUT.

INT. 1803 VOLLEY - NIGHT 2

Josh is back at the house in the kitchen waiting for Chuck to arrive and he looks perplexed, nervous and a bit frustrated. Just then Chuck walks in.

ON SCREEN: A COUNTDOWN TIMER IS SHOWING NIGHT TWO AND HOW MANY HOURS LEFT UNTIL THE 72 IS UP.

CHUCK  
Hey man, I brought some coffee.

JOSH  
Hey buddy can you come in here for a second? There's something I need to show you.

CHUCK  
Sure, what's up?

Chuck walks into the kitchen only to be met with a frustrated looking Josh.

JOSH  
So, I've got good news and bad news. Which do you want first?

CHUCK  
You know I always choose the bad news first.

JOSH  
Well, the bad news is that the new stove is too wide to fit in with the cabinets right now. Which means we have to move all of the cabinets over. That puts a huge delay in the project, and we're already short on time.

CHUCK  
So we have to rip them out and completely move them? Man, that sucks! Damn ok, so what's the good news?

JOSH

The good news is that when we removed the old stove we found a gas line, which means we're going to be able to put in a gas stove. Since gas stoves are in high demand right now so it'll help increase the property value. And, since we're making the mantle ourselves, we can take some of money we're saving to buy all new cabinets and fix the floor into the laundry room. Doing those are also gonna increase the property value.

CHUCK

Well at least some good is gonna come out of this. But still with that putting us behind I don't think we're gonna be able to finish this in three days.

JOSH

You know what? You're right.

Josh looks like he's thinking hard for a solution.

ON SCREEN: An image of a light bulb going off.

JOSH (CONT'D)

Ok so, I've got some people who I can call. Let's get some reinforcements!

MONTAGE - JOSH CALLING PEOPLE ON THE PHONE

-- One by one they come to the door and we see Josh or Chuck greeting them and letting them in.

-- We see Josh pointing to a list on the wall giving each person a task and they go off to do it.

-- We get b-roll shots of each person working on their assigned tasks.

-- All motion is sped up to account for time with an upbeat tempo instrumental (Benny hill style) accompanying it.

CUT TO:

## LIVING ROOM

We see that last of the people leaving and Josh shakes their hand as they head out closing the door behind them. He then leans on the closed front door and breathes a sigh of relief.

JOSH

Phew!

He then walks into the kitchen where Chuck is finishing up his installation of the new hardware.

CHUCK

Hey. Everyone leave?

JOSH

Yeah. I'm glad they came, they helped out a lot. What are you doing?

CHUCK

Just finishing up this hardware then gonna call it a night.

JOSH

I'm with you on that one. Why don't you head on home and I'll take care of what's left.

CHUCK

You sure? I don't mind staying.

JOSH

Yeah, I'll see you tomorrow.

CHUCK

Ok. Later.

Chuck heads out the door and Josh goes back to... (Whatever work is left at this point)

FADE OUT.

END ACT II