

Performed By:_

HOME INSPECTION CHECKLIST

During your home inspection, components and conditions might have gone unseen due to furniture, floor coverings and storage. Prior to closing (within 24 to 72 hours of closing), you should return to the property and conduct a pre-closing examination per your contract to reconfirm the condition of the property. You should assure yourself that the properly and all the system are in the same condition they were in when you went through the property at the time of your inspection, or have been modified as specified in the contract or other agreement. Any repairs previously agreed upon or recommend should have been performed in a workmanlike manner. Verify that major repairs were done by a licensed and competent contractor, and obtain copies of all receipts and warranties for this work. Should any variations from the inspection report be noted, or if there are any questions, please contact our office prior to closing. You should plan on allowing a minimum of one hour for this walk-through. File your copy of this checklist with your inspection report and other closing documents.

GENERAL			5. PLUMBING	
A.	Have there been any major changes?	YES NO	A. Do all the fixtures work?	YES NO
В.	Have agreed upon repairs or		B. Are there any drain or faucet leaks?	YES NO
	replacements been done?	YES NO	C. Do all water fixtures drain?	YES NO
			D. Is the water pressure good?	YES NO
1.	STRUCTURE / EXTERIOR		E. Is there hot water?	YES NO
	A. Have there been any modifications?	YES NO	F. Are there new plumbing problems?	YES NO
	B. Are there any new cracks?	YES NO		
	C. Have previously noted cracks		6. ELECTRICAL	
	become larger?	YES NO	A. Do all the lights work?	YES NO
	D. Are the gutters clean and aligned?	YES NO	B. Do all the outlets work?	YES NO
	E. Have any concrete slabs settled?	YES NO	C. Are there functioning smoke detectors?	YES NO
	(i.e., driveway, walks, patio, etc)	YES NO	D. Does the doorbell work?	YES NO
	F. Have the deck, steps, and stoops		E. Do the GFCI circuit function properly?	YES NO
	been damaged or deteriorated?	YES NO		
			7. KITCHEN	
2.	CRAWL SPACE		A. Do all the appliances work?	YES NO
	A. Is the area dry?	YES NO	B. Have the cabinets, countertops. or	
	B. Are there any new signs of water?	?	floor been damaged?	YES NO
3.	GARAGE		8. HEATING AND COOLING (do not test AC if 65 degrees or below)	
	A. Do the doors operate?	YES NO	A. Do the systems work?	YES NO
	B Does the automatic door operate		B. Is the filter clean?	YES NO
	and reverse properly?	YES NO	C. Is the filter properly installed?	YES NO
			D. Does the system cool and heat?	YES NO
4.	INTERIOR			
	A. Are there any new water stains?	YES NO	9. ROOF	
	B. Is there any new damage?	YES NO	A. Does the roof leak?	YES NO
	C. Are the floors in good condition?	YES NO	B. Has the roof surface been damaged?	YES NO
	D. Is the bath tile in good condition?	YES NO		
	E. Are there any broken windows?	YES NO	10. ATTIC	
	F. Are all handrails secure?	YES NO	A. Are there any signs of active leaks?	YES NO
COMMENTS:				
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