



Property Inspection

The purpose of a personal inspection is to eliminate properties from consideration that have important or expensive problems. Your personal review should not take the place of a professional house inspection. If a house passes your initial "tests" (location, wants and needs, etc.) we recommend that you schedule a second showing where you can spend an hour or so doing an inspection of the house.

1. Foundation: Are there obvious cracks? Any apparent shifts in the foundation?
2. Roof: Does it appear new, old, or of an indeterminate age? What is the overall condition?
3. Evidence of leaks: Check inside as well as outside. Check all ceilings and areas around windows.
4. Basement or crawlspace: Is there dampness? Is there adequate insulation?
5. Attic: How does the interior of the roof structure look?
6. Quality and workmanship: In general and in any additions
7. Apparent energy efficiency: Does the house appear tightly sealed?
8. Electrical: Any obvious malfunctions?
9. Plumbing: Any unusual noises or malfunctions?
10. Appliance condition: What is the age and condition of the stove, dishwasher, refrigerator (if included), etc.?
11. Heating/cooling system: Does it seem to do the job heating or cooling?
12. Exterior: Is the house going to need repairs or paint soon?
13. Lot: Does the drainage appear good--and away from the house?
14. Lot: Are there any trees encroaching on the roof or foundation?