

SHI Pre-Inspection Seller Checklist

This checklist is to help prepare your home for an inspection.

Provided to you by Strouse Home Inspections

Download more at www.strousehomeinspections.com

Email us at shelly@strousehomeinspections.com

What Needs To Be Done

General Items

- Are all utilities on?
- Remove pets to a safe area or completely from the home.
- Can the inspector access the crawl space, electrical panel, attic, garage and basement walls?

Buyers will likely be at the inspection. Here are some reminders to assist in the sale of your home. Make sure the home is clean. Remove dirty dishes from the sink and dishwasher. Remove items stored in the oven. Move cars from the garage. Change furnace filters. Consider refreshments for the inspector and buyers. Leave you contact for the inspector for questions.

Outside

- Does all water drain away from the house? Are all downspout extensions attached?
- Fix all loose shingles and nail pops and unsealed nails on roof.
- Clean gutters and downspouts.
- Check trim and siding for softness and caulk.
- Examine all steps for loose bricks or loose wood.
- Check deck for weathered or rotted wood.
- Check the exterior for an debris or insulation or trash that is lying about and throw away.
- Check for termites and bugs.
- Check hose bibs that they are not loose or leaking.
- Check that anti-siphon devices are installed on exterior hose bibs.

Garage

- Check automatic reverse on garage door.
- Examine the garage foundation for termite tubes.
- Move stored items away from garage wall.
- Look for sheetrock / drywall damage that needs to be fixed.

What Needs To Be Done

Inside

- Do all windows open, close, and lock?
- Do all windows stay open on their own?
- Are there any broken windows? Broken seals?
- Are there any missing or damaged screens?
- Are there exterior outlets broken or loose?
- Do any exterior doors rub / stick when opening or closing?
- Do any walls have holes from opening doors?
- Do fans wobble at any speed?
- Check and replace burned out light bulbs.
- Does the carpet need cleaning or re-stretching?
- Are there and wall or ceiling imperfections that need to be fixed?

Kitchens and Bathrooms

- Fill all sinks, drain and check for leaks.
- Check disposal and dishwasher for excessive vibration and noise.
- Examine cabinets for rubbing, check that they are secure and work correctly
- Inspect counter and backsplash for needed caulking.
- Examine toilets for cracks and that they do not rock or wobble.
- Examine all faucets for proper hot/cold installation (cold on right / hot on left)
- Check water pressure on all faucets, if low check aerators/screens
- Examine laundry hoses for cracks and connections for leaks.
- Examine water heater for corrosion (base and connections) and leaks
- Examine electrical panel for missing knockouts, tripped breakers or missing breakers.
- Test all GFCI's and AFCI's for proper function.

If any of the items that you find need a corrective action, fix or call a qualified professional to fix the issue. Never attempt a repair that you are not trained or qualified to complete.

Every year in the US 18,000 Americans die from injuries in the home. Know your limits and be safe.

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(720) 432-0004