



Home Inspection Checklist

1. STRUCTURE

- Y__ N__ Do the sides of the house appear straight and level?
- Y__ N__ Are the windows and door frames straight (not bowed)?
- Y__ N__ Are the wood frames and trim secure, without showing signs of rot or decay?
- Y__ N__ Are there drip caps over the windows?

2. ELECTRICAL

- Y__ N__ Is the electrical system up to code?
- Y__ N__ Is visible wiring in good condition with no exposed splices?
- Y__ N__ Are the circuit breakers and electrical outlets fully functioning?
- Y__ N__ Do the light fixtures and ceiling fans work?

3. PLUMBING

- Y__ N__ Are there any damaged or leaking pipes?
- Y__ N__ Does the water heater show any signs of rust or poor ventilation?
- Y__ N__ Does the water pump short cycle?
- Y__ N__ Is the hot water temperature between 118 and 125 degrees Fahrenheit?
- Y__ N__ Are the toilets, sinks, bathtubs, and showers all properly functioning?
- Y__ N__ Is there sufficient water pressure?

4. APPLIANCES

- Y__ N__ Is the dishwasher totally functioning, including proper drainage and door hinge mobility?
- Y__ N__ Is the garbage disposal rustfree? Do the cabinet doors/drawers open and close properly with all attached hinges and pulls?
- Y__ N__ Are the undersink cabinets solid with no signs of decay from leaks?
- Y__ N__ Are the stove, microwave, and refrigerator all in proper working condition?
- Y__ N__ Does the washer and dryer work?

5. HEATING & COOLING

- Y__ N__ Is the furnace in good condition, and when was it last updated?
- Y__ N__ Does the air conditioning work, showing no signs of rusting?

6. ROOF

- Y__ N__ Is the peak at a straight level or is it showing signs of sagging?
- Y__ N__ Are any of the shingles deteriorating?
- Y__ N__ Is the chimney leaning, or are there any bricks missing from it?

7. GROUNDS

- Y__ N__ Is there proper drainage away from the house?
- Y__ N__ Is there any evidence of septic leaks or standing water?
- Y__ N__ Are there any large branches touching the house or hanging over the roof?
- Y__ N__ Is the driveway and sidewalk in good condition?
- Y__ N__ Are the railings and landings on any decks or patios strong and secure?
- Y__ N__ Are all sheds and fences on the property in good condition?

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8. EXTERIOR

- Y__ N__ Is the exterior paint in good condition?
- Y__ N__ Is there any loose or rotten siding?
- Y__ N__ Are the gutters properly functioning and spouting downwards?
- Y__ N__ Are the exterior lights and electrical outlets functioning?

9. BASEMENT

- Y__ N__ Is there any noticeable mold or mildew odor?
- Y__ N__ Does the foundation show any signs of water damage?
- Y__ N__ Is there evidence of insect damage?

10. ATTIC

- Y__ N__ Are there any stains from water damage on the ceiling?
- Y__ N__ Is there any evidence of decay?
- Y__ N__ Is there proper ventilation? Is there sufficient insulation?

11. GARAGE

- Y__ N__ Is there a solid foundation without cracks?
- Y__ N__ Does the garage door opener work?
- Y__ N__ Are the outlets functioning?