



## Sellers Home Inspection Check List

Provided by Todd Willis

Inquest Inspections

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PROTECTION BEGINS WITH INSPECTION

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1. \_\_\_\_ Make sure all utilities are on.
2. \_\_\_\_ Access is clear to electrical panels, crawl spaces, attics, and garages.
3. \_\_\_\_ Remove or properly secure pets.
4. \_\_\_\_ Make sure water drains away from the house by adding downspouts and splash blocks.
5. \_\_\_\_ Check shingles for damage or pop ups.
6. \_\_\_\_ Clean gutters and downspouts.
7. \_\_\_\_ Seal exterior joints with caulk as needed.
8. \_\_\_\_ Check steps for loose bricks or wood.
9. \_\_\_\_ Secure loose handrails.
10. \_\_\_\_ Check deck for loose or weathered components.
11. \_\_\_\_ Look for fallen insulation or debris in the crawlspace or under deck. This is conducive to wood destroying insects.
12. \_\_\_\_ Check hose faucets for looseness or leaking.
13. \_\_\_\_ Check reverse on garage doors.
14. \_\_\_\_ Move stored items from garage walls.
15. \_\_\_\_ Check for damaged drywall to ensure proper fire rating.
16. \_\_\_\_ Check all windows for opening / closing.
17. \_\_\_\_ Check windows for fogging / damaged seals.
18. \_\_\_\_ Check all outlets for damaged / missing covers and that they are secure.
19. \_\_\_\_ Check all doors to insure they latch and do not rub.
20. \_\_\_\_ Check ceiling fans and be sure they do not wobble on any speed.
21. \_\_\_\_ Check and replace all non-functional light bulbs.
22. \_\_\_\_ Check the operation of smoke alarms, and ensure they are present in each bedroom.
23. \_\_\_\_ Check and fix any holes or nail pops located in the ceilings and walls.
24. \_\_\_\_ Check sinks and drains for leaks.
25. \_\_\_\_ Check disposal and dishwasher.
26. \_\_\_\_ Check the burners and elements at the stove.
27. \_\_\_\_ Check for anti-tip bracket on stove.
28. \_\_\_\_ Check toilets for leaks and for looseness.
29. \_\_\_\_ Check water pressure at fixtures.
30. \_\_\_\_ Check GFCI's and AFCI's to ensure they respond.