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# HOME INSPECTION CHECKLIST

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Following is a checklist that is a good tool for any homebuyer! It lists the major items that a home inspector will analyze, although an actual inspection report will have more detail. This checklist may also serve as a tool when you're looking over a particular property or help in a final walk-through before closing.

## MECHANICAL SYSTEMS

### HEATING

Age, condition, and operation of main system \_\_\_\_\_  
\_\_\_\_\_

Thermostat(s) \_\_\_\_\_

Room-by-room heating \_\_\_\_\_

### COOLING

Age, condition, and operation of main system \_\_\_\_\_  
\_\_\_\_\_

Thermostat(s) \_\_\_\_\_

Room-by-room cooling \_\_\_\_\_

### ELECTRICAL

Adequacy of service \_\_\_\_\_

Light switches \_\_\_\_\_

Door bells \_\_\_\_\_

Exterior lighting \_\_\_\_\_

### PLUMBING

Overall \_\_\_\_\_

Water heater \_\_\_\_\_

### WASTE (SEWERS OR SEPTIC)

Flush toilets \_\_\_\_\_

Consult owners on condition \_\_\_\_\_  
\_\_\_\_\_

Obtain service record \_\_\_\_\_

## APPLIANCES

Range \_\_\_\_\_

Oven (all controls) \_\_\_\_\_

Dishwasher (run full cycle) \_\_\_\_\_

Refrigerator/freezer \_\_\_\_\_

Trash compactor \_\_\_\_\_

Trash disposal \_\_\_\_\_

Washing machine \_\_\_\_\_

Dryer \_\_\_\_\_

Other \_\_\_\_\_  
\_\_\_\_\_

Loan Officer's Guide 2.11

## INTERIOR SPACES

### WALLS, CEILINGS, AND FLOORS

Overall condition \_\_\_\_\_

Water stains \_\_\_\_\_

Cracks \_\_\_\_\_

Settlement \_\_\_\_\_

Decay \_\_\_\_\_

### BASEMENT AND CRAWL SPACES

Walls \_\_\_\_\_

Floor \_\_\_\_\_

Water penetration \_\_\_\_\_

### KITCHEN

Cabinets \_\_\_\_\_

Countertop \_\_\_\_\_

Floor \_\_\_\_\_

### BATHROOM

Toilets (tank and operation) \_\_\_\_\_  
\_\_\_\_\_

Floor (around tub, shower, and toilet) \_\_\_\_\_  
\_\_\_\_\_

Shower (check controls) \_\_\_\_\_

Tub (check controls) \_\_\_\_\_

Tile \_\_\_\_\_

### GARAGE

Doors \_\_\_\_\_

Floor \_\_\_\_\_

Walls \_\_\_\_\_

## EXTERIOR CONDITIONS

Roof \_\_\_\_\_

Siding \_\_\_\_\_

Windows/doors \_\_\_\_\_

Steps and stairs \_\_\_\_\_

Decks/porches \_\_\_\_\_

Pool and accessories \_\_\_\_\_

Sprinkler \_\_\_\_\_

Landscaping \_\_\_\_\_

Drainage \_\_\_\_\_