



Seller Inspection Checklist

To Use In Preparation For Your Home Inspection

GENERAL

1. _____ All Utilities turned on.
2. _____ Access clear to electrical panel, crawl space, attic space and garage walls
3. _____ Please remove or put up pets

Please note: More than likely the buyers will come to the inspection. Please have house clean. Don't leave dishes in the sink, pans in the oven, or cars in the garage. Also change all filters prior to the inspection. Consider having something (water) for buyers to drink. Leave your # for inspector if he has any questions about the operation of your home.

Exterior

4. _____ Make sure water drains away from the house (downspout and splash blocks away from house)
5. _____ Fix any loose shingles or nail pops on the roof
6. _____ Clean gutters and clear downspouts
7. _____ Check wood trim joints for softness and caulk
8. _____ Check any steps for loose bricks or wood
9. _____ Check any handrail for looseness
10. _____ If there is a deck check for weathering wood
11. _____ Check to make sure there is no wood or fallen insulation is on the ground in the crawlspace.
12. _____ Make sure hose bibs aren't loose or leaking
13. _____ Add anti-siphon attachment to hose bib if it doesn't have one.

Garage

14. _____ Check auto reverse on garage door
15. _____ Check garage walls for termite (mud) tubes
16. _____ Clear items off garage walls.
17. _____ Make sure fire rating (drywall is not compromised)

INTERIOR

18. _____ Check all windows can open and close
19. _____ Check that all windows can stay up on their own
20. _____ Check all windows for broken seals/cracks
21. _____ Check all outlet covers are tight and not missing screws
22. _____ Make sure all doors open and close without rubbing
23. _____ Check walls and doors for punctures from door handle or from door stop
24. _____ Check ceiling fans on all 3 speeds for wobbling
25. _____ Check and replace all burned out light bulbs.
26. _____ Consider getting carpet cleaned and re-stretched if needed.
27. _____ Check for and fix any holes/nail pops in walls/ceiling

Kitchens and Bathrooms

28. _____ Fill all sink basins, drain, check for leaks
29. _____ Check disposal and dishwasher
30. _____ Check cabinets for looseness and rubbing
31. _____ Check that all burners and elements work on stove and oven
32. _____ Check counter and splash block for needed caulking
33. _____ Check for loose tiles
34. _____ Check the toilet for cracks or loose/rocking toilets
35. _____ Check flush and supply and that the toilet cuts off
36. _____ Make sure hot and cold aren't reversed (hot is on left)
37. _____ Check all faucets for water pressure. Try cleaning out aerators/screens
38. _____ Check laundry connection for leaks
39. _____ Check water heater (TPR valve too) for leaks
40. _____ Check for tripped or missing breakers.