

HOME CONDITION REVIEW CHECKLIST

Compliments of:

Notes:



C H E R R Y
HOME INSPECTIONS
PROVIDING PEACE OF MIND & CONFIDENCE

- Use of this checklist should not be considered a substitute for a home inspection
- This checklist is not a comprehensive review of all components or areas of a home
- Cherry Home Inspections is not responsible for the collection of the information or the use of the information thereafter
- It is recommended that any issues found should be referred an appropriate professional for further review
- Take photos, particularly of any writing on materials such as pipes or wires

Exterior		
Area/component	Issues to note	Comments (description and location)
General	<ul style="list-style-type: none"> • cracked/peeling/missing paint • cracked/peeling/missing caulking • Exposed wood components • Water stains • Outlets not GFCI-protected • Unprotected/improper wiring • Loose/missing handrails or guardrails 	
Siding (vinyl, metal, wood)	<ul style="list-style-type: none"> • Cracks, holes, or gaps • Loose pieces 	
Brick, Stone	<ul style="list-style-type: none"> • Cracks in brick or stone • Cracks or deterioration in mortar • Cloudiness over surface (efflorescence) 	
Doors and windows	<ul style="list-style-type: none"> • Difficult to operate • Broken hardware • Air or water leakage 	
Foundation	<ul style="list-style-type: none"> • Cracks • Basement windows close to grade • Debris in window wells 	
Roof	<ul style="list-style-type: none"> • Missing or damaged shingles • Missing/damaged soffit/fascia 	
Eavestroughs and downspouts	<ul style="list-style-type: none"> • Improper drainage, clogs • Discharging within 6' of foundation • Discharging into ground in cast iron pipes • Disharging onto roof surface 	
Wood decks and fences	<ul style="list-style-type: none"> • Loose, damaged, or deteriorated components • Loose or missing railing • Weathered, unprotected wood 	
Property and landscaping	<ul style="list-style-type: none"> • Sloped toward house • Cracked/uneven walkways • Trees growing against foundation or walls/roof 	

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Interior

Area/component	Issues to note	Comments (description and location)
General	<ul style="list-style-type: none"> • Cracks or water stains on walls and ceilings • Improperly functioning doors • Cracked or loose tiles/grout • Non-functioning or damaged electrical fixtures • Two-prong outlets • Missing smoke alarms • Missing carbon monoxide alarms • Missing handrails and guardrails • Cracks visible in the basement walls 	
Kitchen/Bathroom	<ul style="list-style-type: none"> • Faucet problems (hot/cold reversed, leakage, stiff, loose) • Leaks or water marks on plumbing lines • Missing or improperly vented P-traps • Malfunctioning appliances • Vent hood not exhausting to exterior • Insufficient counter outlets • Outlets not GFCI protected within 6' of sink • Loose or weak cabinetry • Loose toilets • Caulking damaged or missing at bath/showers, on tiled corners, and at countertops • Reduced flow/water pressure 	
Plumbing (pipes often visible under sinks or in unfinished area of basement)	<ul style="list-style-type: none"> • Galvanized steel plumbing • Kitec plumbing • Polybutylene pipes • Leaks or corrosion on pipes, valves, or connections to appliances • Cast iron/clay drain piping • Old or non-functioning sump pump • Obstructed or corroded water main • Non-standard or improvised repairs 	

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Electrical (wires often visible in unfinished areas of the basement)	<ul style="list-style-type: none"> • Old or rusty electrical panels • Unprotected openings in electrical panels • 60 amp panel • Obstructed electrical panel • Visible knob-and-tube wiring • Wire markings indicating 'aluminum' • Old home with many renovations, but no new electrical wires or service • Extension cords use as permanent wiring • Non-standard or improvised repairs 	
HVAC systems	<ul style="list-style-type: none"> • Rust or water stains on/in/near any components • Physical damage to any components • Inoperability of any components • Equipment nearing end of lifespan • Non-standard or improvised repairs 	
Attic (WARNING: The attic should only be entered by a qualified individual possessing proper equipment)	<ul style="list-style-type: none"> • No attic hatch present • Hatch not accessible or too small • Hatch not insulated or weatherstripped • Visible moisture or staining • Corroded roofing nail tips • Altered or damaged rafters or trusses • Vermiculite insulation • Insufficient or missing insulation • Insufficient or missing ventilation • Exhaust fan ducts or plumbing vent pipes terminating openly into the attic • Knob-and-tube wiring enclosed in insulation • Evidence of wildlife 	

Contact Jason if you have any questions about this worksheet or issues you have found in a home.

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