


# BUYER'S OPEN HOUSE CHECKLIST

Tick items as you walk through. 

## ROOF & EXTERIOR

- Shingles look uniform (no missing/curling)
- Gutters & downspouts direct water away
- Exterior walls: no major cracks or bulging
- Ground slopes away from foundation

## INTERIOR — LIVING AREAS

- Walls/ceilings free of stains or cracking
- Floors feel level (no soft or uneven spots)
- Windows open, close, and latch securely
- Adequate outlets (no extension-cord reliance)

## KITCHEN

- Cabinets/counters secure, no water damage
- Sink plumbing dry (no leaks or corrosion)
- Appliances installed and functional
- Outlets and GFCI protection near sinks
- No swelling or staining around dishwasher

## SPECIALTY ITEMS

- Solar: confirm ownership vs. lease & age
- Pool/spa equipment present & operational
- Older home or big trees? Sewer scope advised
- Ask if specialty inspections were done
- Understand maintenance costs going forward

## GARAGE

- Garage door opens & closes smoothly
- No moisture intrusion or standing water
- Walls/ceiling: no cracking or fire damage
- Electrical panel accessible (not blocked)
- No excessive storage blocking access

## ELECTRICAL / PLUMBING / HVAC





- Panel orderly (no loose wires or scorching)
- Water heater: no leaks or heavy corrosion
- HVAC maintained (clean filter, intact ducts)
- No plumbing leaks under sinks or at heater
- Adequate clearance around mechanicals

## BATHROOMS

- Run all faucets (hot & cold)
- Check under sinks for leaks
- Test exhaust fans
- Look for loose toilets
- Check shower/tub caulking



### WHEN TO CALL A PRO

-  Anything above raised concern
-  Home is 30+ years old
-  Solar, pool, or sewer items
-  Waiving contingencies

**Call us BEFORE you waive.**



### FOUND SOMETHING CONCERNING?

Get a professional inspection before you commit.

### NEED AN INSPECTION?

Scan to schedule online in less than 1 minute!



Scan Me!

