

Basic Home Inspection Check List

(FSBO / Buyer Sample)

Appliances

Range / Cook-top _____
Oven _____
Refrigerator/freezer _____
Dishwasher _____
Compactor _____
Disposal _____
Washer/dryer _____

Kitchen

Cabinets _____
Drawers _____
Countertops _____
Floor _____
Electric outlets _____
Lighting _____

Walls & Ceilings

Nail pops _____
Seams _____
Wallpaper _____
Water stains _____
Seams _____
Cracks _____
Settlement _____
Decay _____
Trim _____
Window locks _____
Interior doors _____

Electrical Systems

System adequacy _____
Outlets by room _____
Light switches / Exterior lighting _____
Door bells / Intercom _____
Exhaust fan(s) _____

Walls & Ceilings

Nail pops _____
Seams _____
Wallpaper _____
Water stains _____
Cracks _____
Settlement _____
Decay _____

Bath(s)

Sink _____
Tub _____
Shower _____
Toilet(s) _____
Faucets _____
Floor _____
Tiled walls _____
Shower door _____
Medicine cabinet _____
Lighting _____
Ventilation _____
Window(s) _____

Floors

Hardwood _____
Carpet _____
Vinyl _____
Tile _____
Surface finish _____
Condition _____

Heating, Ventilation, Air Conditioning

Central HVAC system _____
Age, condition _____
Adequacy _____
Operating efficiency _____
Thermostats (#) _____
Individual room controls _____
Service history, vendor _____
Window air conditioners _____

Home Exterior

Roof _____
Siding _____
Windows _____
Exterior shutters _____
Exterior doors _____
Steps, stairs _____
Railings _____
Porches _____
Deck(s) _____
Walks _____
Underground sprinkler _____
Lawn condition _____
Shrubs, trees _____
Drainage _____
Driveway _____
Garage door _____
Fireplace/chimney _____

Plumbing

Water heater _____
Water pressure _____
Well/city water source _____
Septic/sewer _____
Septic system service _____
Septic system adequacy _____