

PREPARING FOR A HOME INSPECTION

Dear Homeowner,

It's common to get nervous during the home inspection process. You don't want the deal to fall through or be stuck with the cost and burden of repairs if your buyer requests them as a contingency. There are some things you can do to prepare for the inspection.

Getting Ready

- Keep all utilities on
- Provide open access to areas that need to be checked.
 - Attic, Crawlspace,
 - Electrical Panels,
 - Furnace, Water Heater area,
 - etc.
- Clear around Electrical Panel, Furnace and Water Heater
- Replace any bulbs that are out
- Replace Smoke Detector batteries
- Turn all pilot lights on
- Make sure toilets function properly
- Take care of any bug problems
- Clear under sink areas as much as possible
- Secure or remove Pets (Dogs)
- Empty the Dishwasher
- Clean Rain-gutters and Downspouts

Inspection Day

By the day of the home inspection you should have done everything you can to prepare. Now, it's just about making sure it goes as smoothly as possible.

- Unlock any gates, electrical boxes, or other areas that you normally keep secure.
- Be ready at least one hour before the inspector is set to arrive (we are known to being early)
- Vacate the house during the inspection and take any pets with you, or make sure they're safely crated or secured
- It's common for the home inspector to note a few minor issues, but most of the time, if there's something serious to detect you likely already know about it.

Finally take a deep breath. Most buyers aren't expecting complete perfection; they just want to know that there are no heavy burdens waiting for them.

Call or Email with any questions,

Great Lakes Home Inspection

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