

DIY HOME INSPECTION

A SMART FIRST STEP IN SELLING YOUR HOME



Ready to sell your home with confidence? A DIY pre-listing inspection can uncover potential issues early, helping you avoid surprises and make a strong first impression on buyers. 🛠️🏠

Conducting a DIY pre-listing inspection helps you identify potential problems before they become obstacles during negotiations. While this guide provides a thorough overview, it should not replace a professional inspection.

✅ **Why This Matters:** Addressing issues early not only prevents surprises during the buyer's inspection but also builds trust with potential buyers and helps your home stand out in the market.

For a professional **Price Analysis** or to learn more about a professional **Pre-listing Inspection**, contact me today!

Get The Best Price for
Your Property

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General Interior

Windows

- **What to Check:** Open and close each window fully. Look for broken panes, cracks, condensation between panes, or locks that don't function.
- **Why It Matters:** Faulty windows can signal energy inefficiency, security concerns, and potential water intrusion issues.

Doors

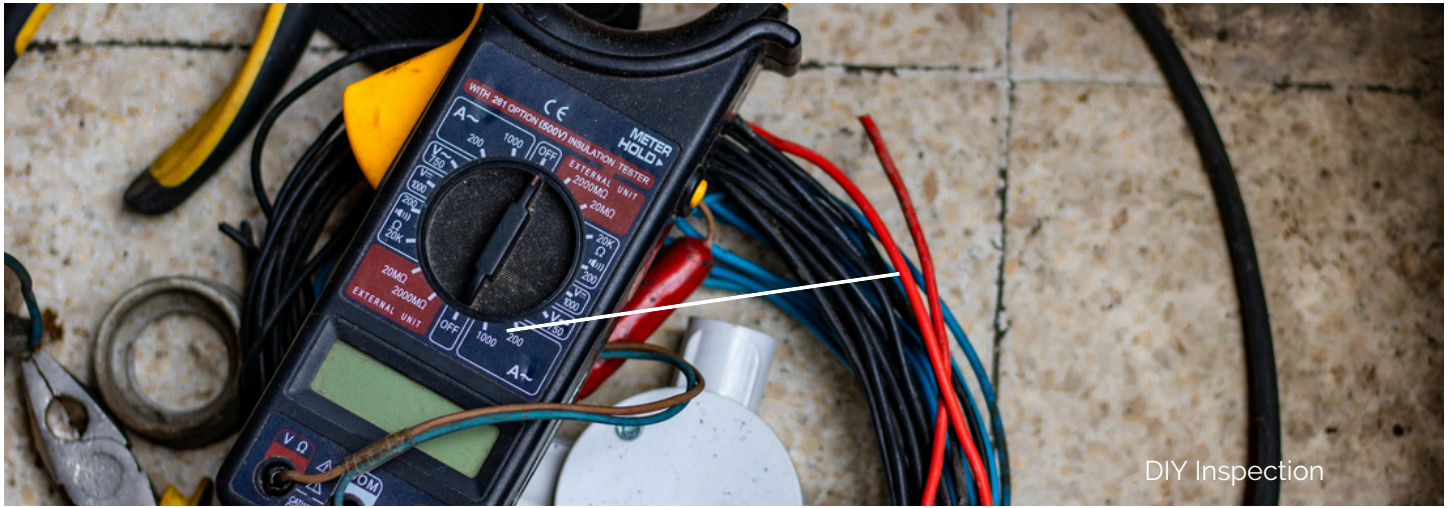
- **What to Check:** Open and close each door fully. Check if they stick, scrape the floor, or fail to lock properly.
- **Why It Matters:** Sticking or misaligned doors can point to foundation shifts or poor installation.

Floors

- **What to Check:** Walk across all floors and listen for creaks. Use a marble to test for slants in multiple locations.
- **Why It Matters:** Uneven floors could indicate structural problems, while creaks suggest loose boards or subfloor issues.

Walls

- **What to Check:** Look for cracks, holes, or bubbling paint.
- **Why It Matters:** Hairline cracks are common, but larger cracks (especially horizontal ones) may indicate structural concerns.



Trim

- What to Check: Inspect for damage, missing pieces, or signs of pest activity.
- Why It Matters: Damaged trim can make rooms appear poorly maintained and may require custom replacements.

Lights & Switches

- What to Check: Turn on every light switch. Replace any burned-out bulbs.
- Why It Matters: Faulty switches may indicate electrical problems that need professional repair.

Stairs & Railings

- What to Check: Walk up and down, test every spindle, and check railings for stability.
- Why It Matters: Wobbly railings are a safety hazard and a red flag for buyers.



Outlets

- What to Check: Use a voltage tester to ensure each outlet is live and grounded.
- Why It Matters: Faulty outlets pose fire hazards and require professional attention.





Kitchen



Tile Flooring

-  What to Check: Look for cracked or loose tiles.
-  Why It Matters: Damaged tiles can indicate subfloor movement or poor installation.



Cabinets & Drawers

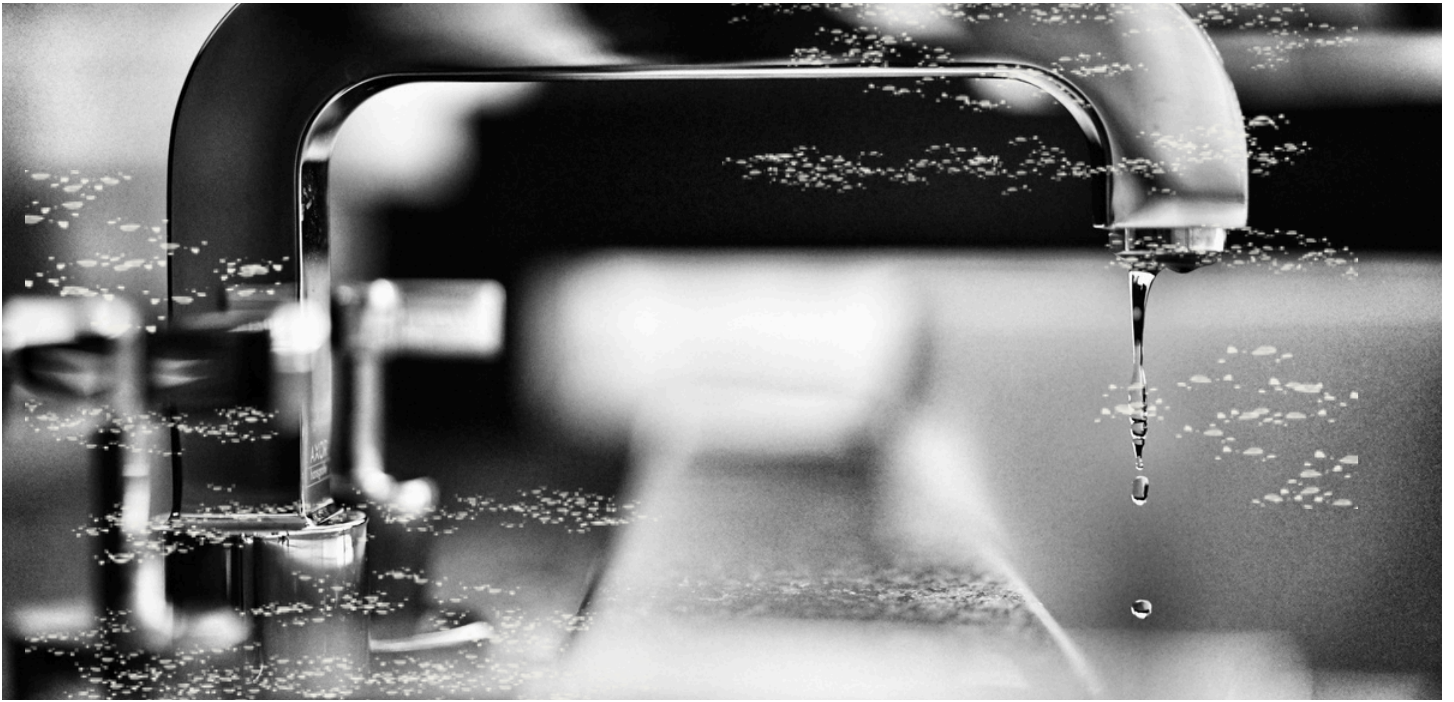
-  What to Check: Open and close all doors and drawers. Look for warping, sticking, or broken hinges.
-  Why It Matters: Functional cabinets improve kitchen usability and appeal.

Oven & Stove


-  What to Check: Test oven doors, burners, and heating functionality.
-  Why It Matters: Faulty appliances are expensive to replace and can deter buyers.

Refrigerator


-  What to Check: Check door seals and ensure it maintains proper temperature.
-  Why It Matters: A poorly functioning refrigerator can suggest larger appliance maintenance issues.




Dishwasher

- What to Check: Test door springs, locking mechanisms, and run a short cycle.
-  Why It Matters: Leaks or poor function can cause water damage and costly repairs.

Faucet & Water Pressure

- What to Check: Run water to test pressure and look for drips or leaks.
-  Why It Matters: Leaky faucets signal plumbing issues that could cause water damage.



Garbage Disposal

- What to Check: Run it while water flows. Listen for unusual noises.
-  Why It Matters: Broken disposals can lead to blockages and expensive plumbing bills.





Bedrooms



Closets

-  What to Check: Ensure closet doors open and close properly.
-  Why It Matters: Smooth-functioning doors suggest good overall maintenance.

Windows

-  What to Check: Open and close each window fully; test locks.
-  Why It Matters: Proper ventilation and safety are essential.



Flooring

-  What to Check: Look for stains, wear spots, and scratches.
-  Why It Matters: Flooring sets the tone for the room and impacts perceived value.





Bathrooms



Toilet

-  What to Check: Ensure stability, flush it, and check for leaks around the base.
-  Why It Matters: A rocking toilet can damage the subfloor over time.

Sink & Tub Drains





-  What to Check: Fill with water and observe drainage speed.
-  Why It Matters: Slow drainage may indicate clogs or pipe issues.


Ventilation

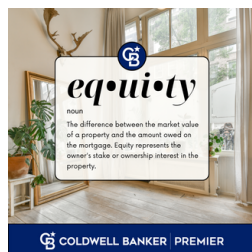
-  What to Check: Turn on fans and test for adequate airflow.
-  Why It Matters: Poor ventilation can lead to mold issues.



Living/Dining/Family Room

-  **Doors/Windows:** Test all for smooth operation.
-  **Flooring:** Look for unevenness or damage.
-  **Walls:** Inspect for cracks or damage.
-  **Lights/Outlets:** Verify all are functional.

 **Why It Matters:** These are high-traffic areas where buyers will pay close attention to overall condition.





Exterior

Garage Door

- What to Check: Open and close it; ensure safety features work.

Roof

- What to Check: Inspect shingles (especially on the South side) for curling or wear.

Siding & Fence


- What to Check: Look for cracks, loose boards, or peeling paint.

Odor

- What to Check: Detect mildew or musty smells.

Basement Checklist

- Walls: Inspect for cracks or water stains.
- Odor: Musty smells can indicate mold.

 Why It Matters: Basements often reveal hidden structural or moisture problems.



Why This Checklist Matters

Don't let hidden issues derail your sale. Take the first step toward a smooth and successful transaction by addressing potential concerns now.

Completing a DIY pre-listing inspection is a proactive way to uncover potential issues before they complicate negotiations. Taking the time to address these concerns early not only avoids surprises during the buyer's inspection but also establishes trust with potential buyers, giving your home a competitive edge in the market.



Ready to Make Your Home Market-Ready?

Let's ensure your home stands out and sells with confidence! 🏡✨

Contact me today

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