

Pre-Closing Checklist

GENERAL

- Have all previously agreed upon repairs been completed by the seller?
- Have warranties and/or receipts been provided for the repairs done by the seller?
- Is the house "broom clean"? (Check attic and basement)
- Do you have all the required documents for closing? (WDIR, Personal Check, ID etc.)

EXTERIOR

- Are any window screens missing or damaged?
- Is there any new damage to doors, decks, siding etc.?

ROOF & GUTTERS

- Are there signs of leaks or roof damage?
- Are all gutters and downspouts properly attached?
- Are splash blocks or proper drainage installed under all the gutters?

GARAGE

- Does the garage door and opener operate properly?
- Are the opener remote controls available and functioning?
- Is there any damage to the walls or doors that may have been previously concealed?
- Are there any mud tubes around the interior foundation walls?

INTERIOR

- Are there any new water stains or interior damage?
- Do all the windows and doors operate properly?
- Is there and new damage to the walls that may have been concealed?

PLUMBING & SEPTIC

- Are all fixtures present and do they function properly?
- Is the hot water hot?
- Are there any new or previously undiscovered leaks?
- If applicable, has the septic system been pumped if requested? (if so, ask for receipt)

ELECTRICAL

- Are all light fixtures present and do they work?
- Do all the switches and outlets work?
- Are Smoke detectors installed where required and do they work?

HEATING & COOLING

- Does the thermostat operate correctly?
- Does the heating and/or cooling system work?

KITCHEN & LAUNDRY

- Are all included appliances present and working.
- If the refrigerator has been taken is there any damage to the flooring or wall?

Office: (678) 364-1111 • Support@DiscoveryInspectors.com
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