

Before you close, you should check a few things.

During your home inspection, components and conditions might have gone unseen due to furniture, floor coverings and storage. For this reason, it is strongly suggested that you complete a final walk-through of the home and property, before closing, to examine everything one last time, when the house and property are accessible and unobstructed.

This checklist is intended to assist you in performing this walk-through. Elements listed below should be observed and operated when appropriate. Special attention should be given to any element not previously inspected or those randomly evaluated (like windows and electrical outlets/switches). Should any variations from the inspection report be noted, or if there are any questions, contact your local HouseMaster office prior to closing. All open issues concerning the property should be resolved with the home seller prior to closing. File your completed copy of this checklist with a copy of your inspection report and other closing documents.

Exterior of Building

- Roof(s)
- Gutters/Downspouts
- Siding
- Deck(s)/Porch(es)
- Stair(s)/Railing(s)
- Storm(s)/Screen(s)
- Site Elements
- Other

Interior

- Smoke/Fire/CO Detectors (check/operate)
- Water Stains/leakage
- Settlement/Cracks
- Damage/Finishes
- Windows/Doors (operate)
- Fireplace(s)/Stove(s)
- Other

Basement/Crawl Space/Garage

- Walls (major cracks)
- Water Penetration
- Door(s) (check/operate)
- Other

Kitchen

- Cabinetry/Counter
- Fixtures/Plumbing (operate)
- Appliances (operate all modes)
- Appliance Information
- Tilework/Floors
- Other

Bathroom

- Fixtures/Plumbing (operate)
- Leakage/Drain Blockage
- Tilework/Floors
- Other

Electric System

- Lighting (operate)
- Fans (operate)
- Other

Plumbing System

- Water (operate)
- Leakage/Stains
- Pressure/Drainage
- Water Heater (verify operation)
- Other

Heating/Cooling System(s)*

- System(s) (operate)
- Individual Room Source (verify operation)
- Supplemental System(s) (operate)
- Other

Private Water/Sewage System(s)**

- Water (run 30+ minutes)
- Water Analysis Results
- Service record/Log
- Flow/Field (observe)
- Local Conditions (verify)
- Other

Ancillary/Third party Services**

- Mold testing/Evaluation
- Radon Screening
- Material Analysis
- Water/Soil Analysis
- Geological review
- Wood destroying Insects Report
- Pool/Spa Inspection
- Other

Additional Items**

- Owner Disclosure review
- Contract Estimates
- Municipal permits
- Other

Date Of Closing Walkthrough

Closing Inspection Performed by

Date of Closing

* Only operate cooling system if over 60°F/15°C.
** If Applicable

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