



Pre-Inspection Checklist

Essential steps for Realtors to prepare a home before inspection

- ☐ Documentation Ready – Collect permits, warranties, and past inspection reports.
- ☐ Utilities On – Ensure water, gas, and electricity are active for testing.
- ☐ Access Clear – Unlock gates, garages, attics, basements, and electrical panels.
- ☐ Minor Repairs – Fix leaks, drips, and squeaky doors to avoid red flags.
- ☐ Lighting – Replace burnt-out bulbs and check fixtures.
- ☐ HVAC & Filters – Replace air filters and ensure systems are serviceable.
- ☐ Plumbing – Run faucets and toilets to check for leaks or clogs.
- ☐ Roof & Gutters – Clear debris and ensure downspouts drain properly.
- ☐ Cleanliness – Present a neat and clutter-free home for inspection day.
- ☐ Pets – Make arrangements so pets don't interfere during the inspection.
- ☐ Seller Disclosure – Prepare a full disclosure statement for transparency.