



Making the Most of Your Inspection

Solid State Inspectors encourage you to be part of your home inspection and to ask questions as we go through the home. During the inspection, the inspector can be looking at over 200 different elements of the home and there could be dozens of comments made, some of which won't be in the report as they are not deficiencies worth noting or may just be a discussion about materials used or quality of installation.

Human nature is that we only remember about 10% of what we hear 24 hours after a discussion. To help you remember more, we encourage you to take notes on your own during the inspection on the attached pages and fully read your report and read and follow our advice on all the maintenance and general information we have included in this binder.

There will be times when the inspector will be catching up on report writing, printing, or crawling in a crawlspace. During these times, we encourage you to look at some areas of the home you may not regularly consider to ensure you know the full picture. For example:

- Are there screens on all the windows?
- Is there space or enough light in all the closets?
- Does the water flow in the shower look sufficient for your morning wake up (advanced check: what happens if you flush the toilet and run the sink all at the same time)
- Do the interior doors open and close nicely?
- Have you looked at the back side of all the doors?
- Do your plates fit in the dishwasher? (You could bring some from home)
- Do you know where the mailbox is?
- Can you find all the light switches for each room?
- Does the heat/cooling distribution seem adequate in all the rooms you will use often?
- Are there power plugs/cable jacks/telephone jacks where you want them?
- Can you get your king size/queen size mattress up (or down) the stairs?



Exterior, Roofing, and Gutters

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Property, Garage, and Fences

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Interior Walls, Doors, Ceilings, Floors

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Kitchen

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Bathrooms and Laundry

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Plumbing, Hot Water & Electrical

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Heating, Cooling, & Ventilation

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Structure, Basement, Attic, Crawlspace

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Other

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