

You Now Have Two Choices of Buyers Reports

Full Property Inspection and Report

This is the report format we've spent years developing and perfecting. Just about everything an inspector can tell you about a property is included in our expanded reports.

In addition to what ASHI requires through their Standards of Practice, we include many more issues that might be of concern to a buyer, along with most cosmetic issues and a generous section of ownership tips customized for the particular property.

Limited Property Inspection and Report

This is a "bare-bones", "no frills" report format that covers issues buyers need to know before completing their purchases. This style of reporting will not address any cosmetic issues; however it will still meet the nationally recognized ASHI guidelines. (We believe that even our "limited" report format still stands "head and shoulders" above those of our competition.)

Comparison of the two reports

	Full Report	Limited Report
Typical size of the Full Inspection Report	40-60 pages	15-20 pages
Typical size of the Condensed Summary Report (no photos)	3-4 pages	1-2 pages
90-day Buyers Warranty Included	Yes	Yes
Inclusion of "Ownership Tips for This Particular Property"	15-20 pages	No
Report pricing for a \$240,000 home	\$345*	\$295*

**(Please see our Fee Table for a complete list of prices.)*

Inspected Items:

Structural Components	Yes	Yes
Electrical Systems	Yes	Yes
Plumbing Systems	Yes	Yes
HVAC Systems	Yes	Yes
Sprinkler Systems	Yes	No
Major Household Appliances	Yes	No
Fences, Landscaping, Water Features	Yes	No
Outbuildings	Yes	No

Further comparison of the two reports

**Full
Report** **Limited
Report**

Described Items: (Certain aspects of the following items will be described in the reports)

Foundation	Yes	Yes
Crawl Spaces	Yes	Yes
Gutter & Downspouts	Yes	Yes
Roof Coverings	Yes	Yes
Roof Structure & Attic	Yes	Yes
Walls (Interior & Exterior)	Yes	Yes
Ceilings & Floors	Yes	Yes
Windows	Yes	Yes
Fireplaces & Chimneys	Yes	Yes
Service & Entrance Panels	Yes	Yes
Branch Circuits	Yes	Yes
Fuel Supply Shutoffs	Yes	Yes
Heating Equipment	Yes	Yes
Cooling Equipment	Yes	Yes
Water Supply Systems & Features	Yes	Yes
Drains, Wastes, & Vents	Yes	Yes
Water Heating Equipment	Yes	Yes
Swimming Pools & Equipment	Yes	Yes
Water Wells	Yes	Yes
Septic Systems	Yes	Yes
Fire Protection Equipment	Yes	Yes
Lawn Sprinklers	Yes	No
Doors	Yes	No
Driveways, Sidewalks, Patios, etc	Yes	No
Stairways	Yes	No
Cabinets & Closets	Yes	No
Ducts & Vents	Yes	No
Water Conditioning (Water Softening) Equipment	Yes	No
Dishwashers	Yes	No
Food Waste Disposers	Yes	No
Kitchen Exhaust Fans or Appliances	Yes	No
Major Cooking Appliances	Yes	No
Microwave Cooking Equipment	Yes	No
Trash Compactors	Yes	No
Bathroom Exhaust Fans and/or Heaters	Yes	No
Whole House Vacuum Systems	Yes	No
Garage Vehicle Doors	Yes	No
Doorbells & Chimes	Yes	No
Dryer Vents	Yes	No
Outbuildings	Yes	No
Outdoor Cooking Equipment	Yes	No
Security Systems	Yes	No