

House Hunting Checklist

Bring one copy to every tour. Check as you walk. The blur sets in faster than you think.

BEFORE THE TOUR

- ☐ Review listing photos and disclosures
- ☐ Look up property taxes and HOA fees
- ☐ Check commute times at rush hour
- ☐ Research recent sale prices nearby
- ☐ Drive the neighborhood at night

EXTERIOR & STRUCTURE

- ☐ Roof: age, missing shingles, sagging
- ☐ Foundation: cracks, uneven floors
- ☐ Siding, paint, and trim condition
- ☐ Gutters and drainage away from house
- ☐ Windows: age, seals, condensation
- ☐ Yard grading, fencing, mature trees
- ☐ Driveway and walkway condition

SYSTEMS (ASK FOR AGES)

- ☐ HVAC: age, last serviced, airflow
- ☐ Water heater: age and capacity
- ☐ Electrical panel: capacity, breakers
- ☐ Plumbing: water pressure, drains
- ☐ Signs of moisture, mold, or musty smell

INTERIOR

- ☐ Layout works for your daily routine
- ☐ Natural light in main living areas
- ☐ Storage: closets, garage, attic
- ☐ Floors: condition and levelness
- ☐ Walls and ceilings: stains, fresh patches
- ☐ Noise from street or neighbors

KITCHEN & BATHROOMS

- ☐ Appliance ages and condition
- ☐ Cabinets, counters, under-sink leaks
- ☐ Water pressure in showers and sinks
- ☐ Ventilation and exhaust fans
- ☐ Tile, grout, and caulk condition

QUESTIONS FOR YOUR AGENT

- ☐ Why is the seller moving?
- ☐ How long has it been on the market?
- ☐ Any offers or price changes so far?
- ☐ Age of roof, HVAC, and water heater?
- ☐ Were renovations done with permits?
- ☐ What do sellers pay in utilities?

Home Scorecard

Print one per home. Score each category right after the tour, while it's fresh.

ADDRESS: _____

DATE TOURED: _____

ASKING PRICE: _____

BEDS / BATHS: _____

SQ FT: _____

RATE 1-5 (circle one per row)

1 = dealbreaker 5 = love it

Kitchen	①	②	③	④	⑤
Bathrooms	①	②	③	④	⑤
Bedrooms	①	②	③	④	⑤
Living spaces & layout	①	②	③	④	⑤
Storage	①	②	③	④	⑤
Yard & outdoor space	①	②	③	④	⑤
Natural light	①	②	③	④	⑤
Overall condition	①	②	③	④	⑤
Neighborhood & street	①	②	③	④	⑤
Commute & location	①	②	③	④	⑤
Value for the price	①	②	③	④	⑤

RED FLAGS NOTICED

- ☐ Water stains / musty smell
- ☐ Cracks in foundation or walls
- ☐ Old roof, HVAC, or water heater
- ☐ DIY-looking electrical or plumbing
- ☐ Busy road / noise / parking issues

NOTES & GUT FEELING
