

Inspection Week Pack

For anyone under contract and heading into their inspection period.

Before the inspection

- **Schedule promptly** — Stay within your contract's inspection contingency deadline.
- **Plan to attend if you can** — Many buyers find it genuinely useful to be there in person.
- **Review the seller's disclosure statement** — Know what's already been flagged before the inspector arrives.

During and after the inspection

- **Take your own notes and photos** — Helpful for later conversations with your agent.
- **Read the full written report carefully** — Even the minor items are worth noting.
- **List items you want to discuss or request** — Repairs, credits, or simply follow-up questions.

If you're buying a condo, townhome, or co-op

- **Request the HOA reserve study and budget** — One of the most telling documents available to you.
- **Ask about recent or upcoming special assessments** — A meaningful flag to notice if they happen often.

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