



Home Inspection Services

"Protecting Your Dream"

267-303-3329

www.AbundantHomeInspection.com

SAMPLE

Report Summary for:

1234 Sample Road
Elkins Park, PA 19027



Performed: May 6, 2008



This is a summary of decisive findings from the recent inspection of **1234 Sample Road** for potential buyers.

Please contact **Heather Shafter at 215-603-9618 Century 21** for more information regarding this home or for a copy of the [Full Home Inspection Report](#).

If you have any questions regarding the inspection of this property or the inspection report, please contact [Abundant Home Inspection Services](#) 267-303-3329.

POSITIVE OBSERVATIONS

SPECIAL FEATURES

EXTERIOR:

Home reflects pride of ownership.

ELECTRICAL:

200 amp electrical service.

INTERIOR:

This home has newer carpeting, hardwood flooring and ceramic tile.



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POSITIVE OBSERVATIONS

SPECIAL FEATURES

INTERIOR:

There are oversized rooms.
Brand new stainless steel appliances.
There are three functional fireplaces.

ITEMS NEEDING ACTION

EXTERIOR

CHIMNEY CONDITION:

Loose stones and missing mortar present. Repointing/resetting of the stone is recommended.

ITEMS NEEDING ATTENTION

HEATING SYSTEM

APPROXIMATE AGE:

The boiler is over 50 years old and may have a limited remaining life expectancy.

ADDITIONAL RECOMMENDATIONS

INSPECTION INFORMATION

COMMENTS:

This property has a security system present. This system is beyond the scope of the inspection. Verifying operation of the system with the seller and the monitoring company prior to closing is recommended.

Dear Buyer, At Abundant our goal is to **"Exceed Your Expectations"** and become **"Your Personal Building Consultant For Life"** To get you familiar with this home and its conditions, Abundant will walk through the home with you and explain the report for a nominal fee of only \$150.00. The "Walk Through" entitles you to the same benefits of all Abundant clients. Also, a *FREE* "How To Operate Your Home" guide with 250 drawings is provided to you, the buyer. Call us at 267-303-3329. We look forward to serving you.

Sincerely,

Simone Cartwright, ASHI#246844

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