

Property Inspection Summary

Property:

#of BED's

of Baths

ARV:

Roof (Asphalt / Slate) / Gutters		Plumbing ?	
Windows #: _____		Electric ?	
Exterior Paint / Siding replacement ?		Hot Water Heater ?	
Exterior Porch Work ?		Furnace / AC ?	
Foundation repairs ?		Interior Paint # rooms: _____	
Garage repairs ?		Carpet/Vinyl	
Gutters / Soffit / Fascia ?		Kitchen ?	
Yardwork / Fill-in ?		Appliances ?	
Dumpster / Trash-out ?		Bath repair ?	
Interior demolition		Punch-out	
Pest/Shed/Pool, etc.		Drywall replacement / touch-up New RF	
Interior Doors/Ext Doors/Screen Doors		Permits	

Public Water ?

Public Sewage ?

Offer Calculation: Buying Costs (Purchase, Points)/ Holding (Interest, Taxes, Insurance, Utils)/ Selling (Commission, closing costs, HSA, seller assist)

MAO = ARV * .70 - Repairs

Contingencies