



100+ Questions Before buying your new home

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As you tour future homes, use this form to assist you in evaluating their condition. We've also provided you a place to put a picture of each house and graph paper noting their layouts. Then, once you have made your offer to purchase, call us for a complete inspection by a licensed Professional Engineer. Happy hunting!

TIP! To make the most of your time, don't try to fill out the form during the first part of your tour. Instead, if the home is of interest, go back through the home again. Fill out each area at one time. This will allow you to concentrate on what you see rather than the form itself. Use the form for up to three different homes.

This form is not intended to be all-inclusive, and any house will have minor items deserving attention. You should also examine the portions of the homes of which you are most able to judge acceptability (floor coverings, interior wall finishes, window blinds/draperies, landscaping, etc.). The homes you are looking at may have components not covered by this form.

Note: Depending upon your own knowledge and training, you may not be able to answer all of these questions. In that case, make note to ask your Criterium Engineer when s/he performs a complete inspection for you, prior to your purchase. Items with an asterisk may require a licensed Professional Engineer.

You can visit our web site at www.criterium-liskay.com or call toll-free 1-866-218-7202.

BASIC INFORMATION	Home #1	Home #2	Home #3
Street Address			
City			
Square Footage			
# of Rooms			
# of Bathrooms			
Additional Buildings			
Age of Home			
Comments:			

TIP! Keep your analysis as simple as possible. Check off (☐) or insert Y(es) or N(o). Later, you can even rate areas to help quantify the information (For example, 0-5 or 1-10 -- whatever works best). Keep in mind that this is only part of the important information you may need to make a decision.

100+ Questions

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EXTERIOR		1	2	3
1	Material used for exterior? (brick, wood, etc.)			
2	Is it properly installed and in good condition?			
3	Do the trim or sidewalls require painting?			
4	Is weather-stripping installed?			
5	What is the condition of gutters and downspouts?			
6	Do windows and doors have insulated glass or storm windows?			
7	Are they in good condition?			
8	Are the windows caulked?			
9	Are the sash cords or chains in a serviceable condition?			
10	Are the exterior walls insulated?			
11	Are decks (if present) in good condition?			
12	Are fences or other barriers in good condition?			
13	Is the ground sloped away from the foundation?			
14	Is there any standing water on the property?			
Comments:				

STRUCTURE		1	2	3
15	Is the home built on filled in land?			
16	What material is used for the foundation? (concrete, block, etc.)			
17	Is the foundation in good condition?			
18	What materials are column and girder supports? (steel, wood, etc.)			
19	What is the size and spacing of floor joists?			
20	**Are there sufficient rows of bridging and are they nailed properly?			
21	**Will the floors support heavy loads? (piano, etc.)			
22	Are there any sloping floors in the home?			
23	What is the condition of the roof framing?			
24	What is the condition of the framing around the chimney?			
25	Is the attic area insulated?			
26	Is it properly installed?			
27	Is there an attic floor?			
28	**Is it strong enough to support required loads for storage/living?			
29	Is any portion of the attic inaccessible?			
30	Are there louvers for ventilation and to prevent condensation?			
31	Is there an attic fan for ventilation?			
32	Is it on a thermostat control?			
Comments:				

100+ Questions

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TERMITES/WOOD DESTROYING ORGANISM		1	2	3
33	Is there evidence of termites or other wood destroying organisms? (exterior or interior/carpenter ants, mold, etc.)			
34	Are there 6 inches between earth and the wood on house? (to offset easy entry)			
35	Has a termite shield been installed?			
36	Has the house been treated for termites?			
37	Is the house protected with a termite service contract?			
Comments:				

ROOF		1	2	3
38	What type of roof covering? (asphalt shingles, etc.)			
39	Is it in good condition?			
40	Are any repairs required?			
41	Is there evidence of leaks? (attic, other areas)			
Comments:				

CONSTRUCTION		1	2	3
42	Is the workmanship acceptable?			
43	Are there any signs of settlement or cracking in the foundation?			
44	Is there a crawl space?			
45	Is it accessible?			
46	Is there a basement?			
47	Is the basement floor in good condition?			
48	Is there a drain and/or sump pump in the basement and/or crawl space?			
49	Are there any signs of water entry in the basement and/or crawl space?			
50	Is there ventilation in the basement and/or crawl space area?			
Comments:				

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GARAGE/OTHER		1	2	3
51	Is the garage in good condition? (roof, floor, etc.)			
52	Is the driveway in good condition?			
53	Is the size of the garage adequate?			
54	Is there an automatic garage door operator?			
55	Does it have a safety reverse feature?			
56	Are there other buildings on the property?			
57	Are they in good condition?			
Comments:				

WOW! THIS IS HARD WORK!

...But well worth the effort! When completed, you will have a good understanding of the condition of the homes you are considering. But, keep in mind that no home is perfect. You want to keep things in proper perspective and note your major concerns. When your new home is inspected by an engineering professional, you can share those concerns.

INTERIOR		1	2	3
58	Are there cracks in the walls and/or ceilings?			
59	Has the interior been recently painted?			
60	Are the floors squeaky or springy?			
61	Is the interior trim in good condition? (baseboards, molding, etc.)			
62	What is the condition of the hardware? (door knobs, locks, etc.)			
63	Do the doors open and close properly?			
64	Are the kitchen cabinets installed properly?			
65	Are they in good condition?			
66	Do the windows operate properly?			
67	Are they in good condition?			
68	Are there exhaust fans in the kitchen and baths?			
69	Are they operating properly?			
70	Are they vented to the exterior?			
71	Is there a fireplace or wood stove?			
72	Is it in good condition?			
73	Do the dampers open and close properly?			
Comments:				

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ELECTRIC		1	2	3
74	Is the incoming electric service properly installed?			
75	What is the service size in amps? (60, 100, 200)			
76	Is it adequate for your needs?			
77	Is the main electric panel easily accessible?			
78	Are all circuits properly identified in the panel?			
79	Are the number of electrical receptacles in each room adequate for modern living?			
80	Are there adequate light fixtures throughout?			
81	Are lighting fixtures installed at all exterior entrances?			
82	Do they operate properly?			
83	Are light switches convenient and adequate?			
84	Are ground fault circuit interrupters (GFCI) installed? (kitchen, bath, exterior, etc.)			
85	Are they operating properly?			
86	Is there any aluminum wiring?			

Comments:

HEAT, AIR CONDITIONING, HOT WATER		1	2	3
87	What type of fuel is used for heat? (gas, oil, electric, etc.)			
88	What type of furnace or boiler is installed? (hot air, hot water, heat pump, etc.)			
89	How old is the furnace or boiler?			
90	Is it in good condition?			
91	Does the home have central air conditioning?			
92	Is the air conditioner in good condition?			
93	Are there heating/cooling outlets in each room?			
94	Is there a separate hot water heater?			
95	What fuel is used? (gas, electric)			
96	How old is the hot water heater?			
97	Is the size adequate for your needs?			
98	Is the water heater in good condition?			

Comments:

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PLUMBING		1	2	3
99	What is the source for water and sewer? (city, private, well, septic)			
100	What material are water and sewer pipes? (copper, PVC, iron, etc.)			
101	Are they in good condition?			
102	Are the sewer pipe clean-outs accessible?			
103	What is the quality and quantity of the well water?			
104	Is the water pressure adequate?			
105	Do the plumbing fixtures work properly?			
106	Are they in good condition?			
107	Are there any faucet or fixture leaks?			
108	Are ceramic tile areas solid, grouted and caulked?			
109	Is there a lawn irrigation system?			
Comments:				

ENVIRONMENTAL		1	2	3
110	Is there an underground storage tank (UST) on the property?			
111	Is the area a known radon-prone area?			
112	Are there any asbestos containing materials (ACM's) in the home?			
113	Does the home have lead-based paint? (Usually 1978 or before)			
114	Was lead-based solder used for the pipes?			
Comments:				

POOL/SPA		1	2	3
115	Is there a swimming pool or spa?			
116	Is the mechanical equipment operating?			
117	Is the pool/spa in good condition?			
118	Is the pool/spa adequately protected for safety reasons? (cover, fence, etc.)			
Comments:				

Okay, now it's time to summarize your thoughts. The following table is meant to help you note what significant items or areas of concern you may have discovered.



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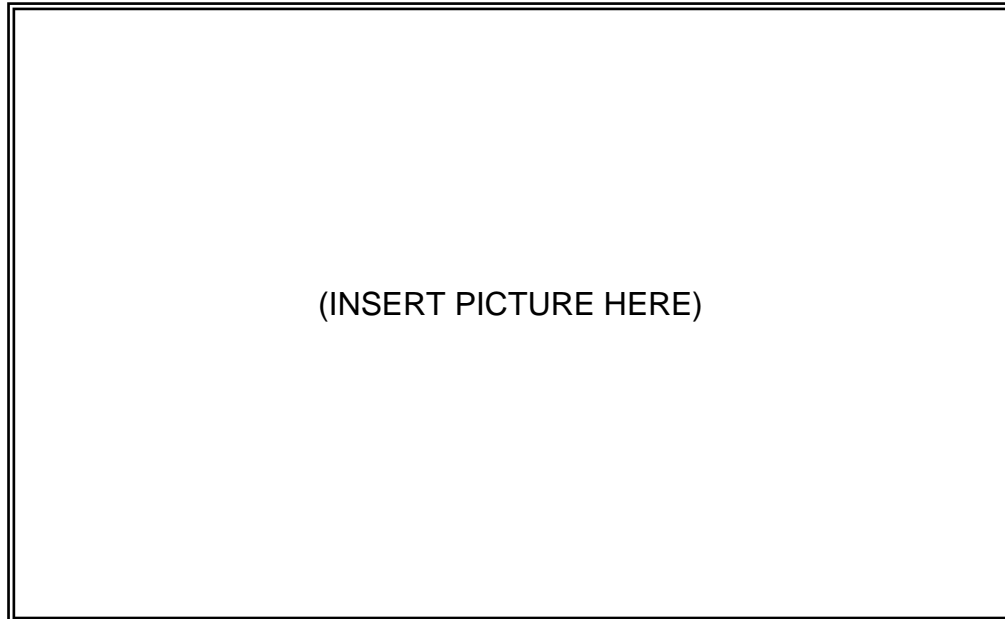
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NOTES AND GENERAL INFORMATION

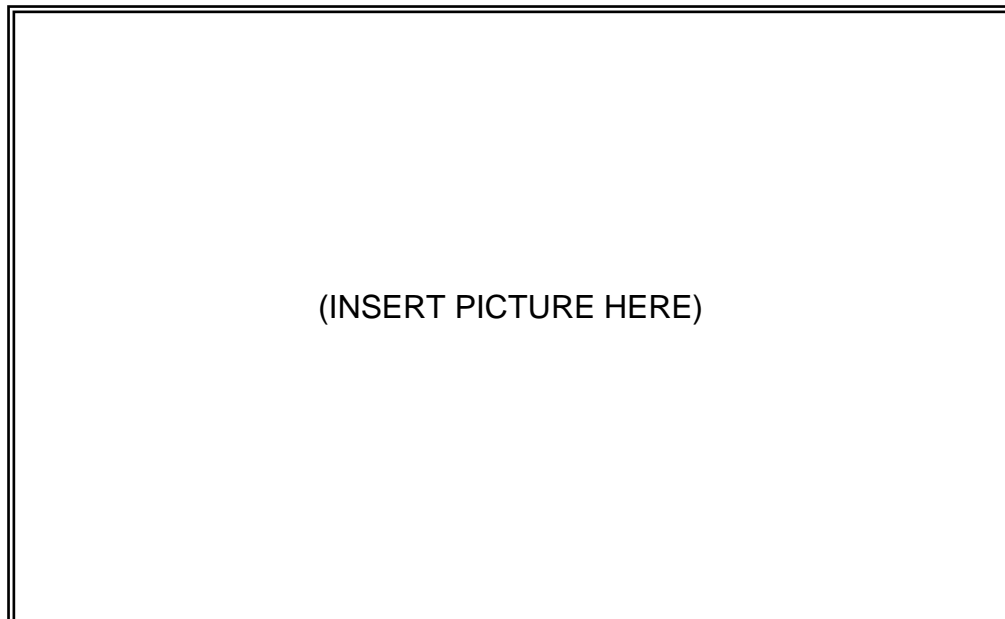
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HOUSE #1



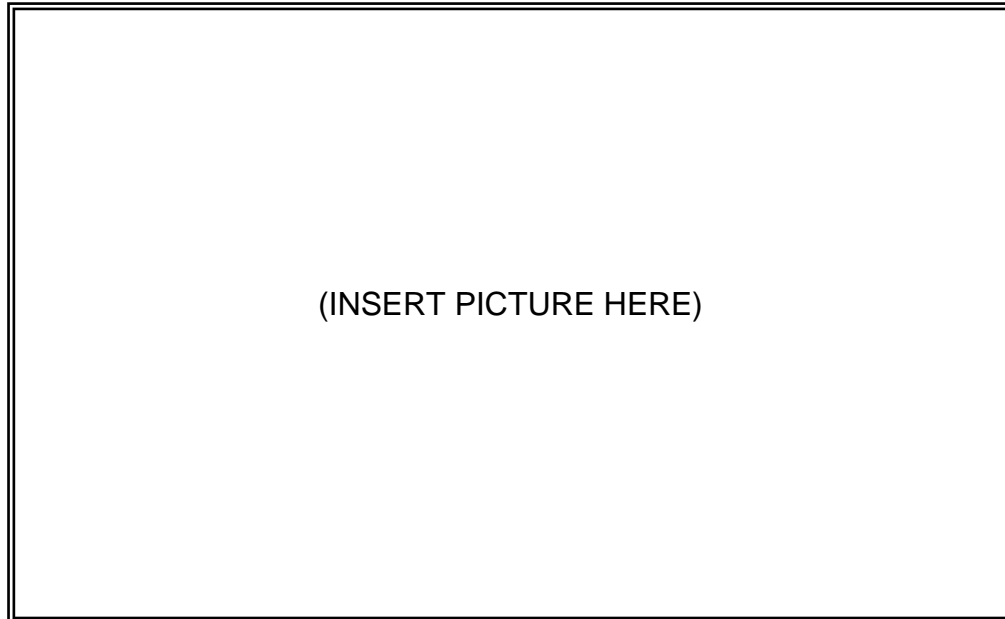
HOUSE #2



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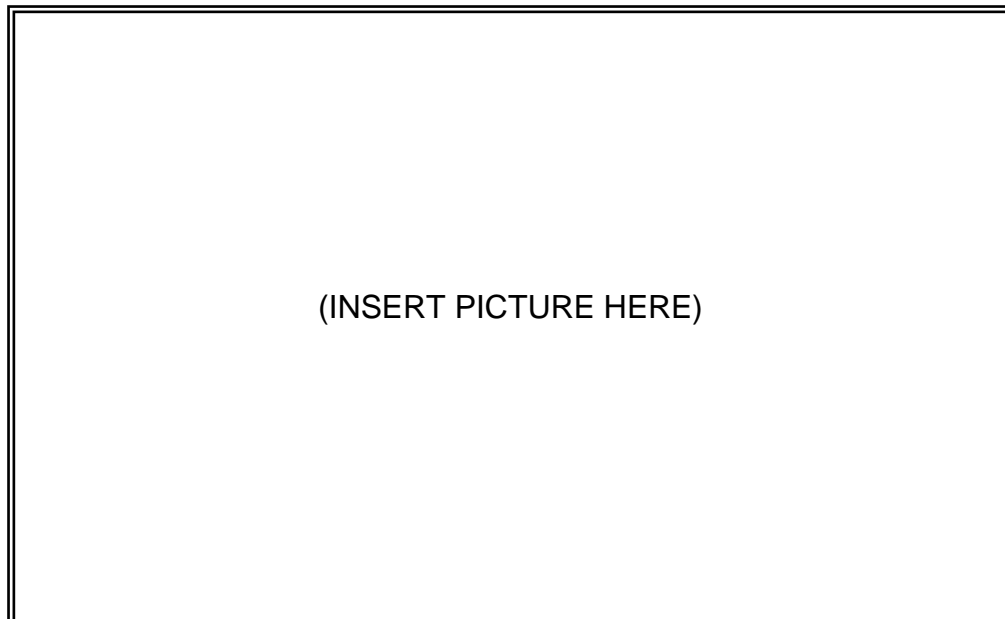
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HOUSE #3



(INSERT PICTURE HERE)

OTHER



(INSERT PICTURE HERE)