



SUMMARY

1234 Main St. Spokane wa 99205

Buyer Name
07/02/2019 9:00AM

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The SUMMARY Section is not the entire report. The complete report may include additional information of concern to the client. It is recommended that the client read the complete report. The entire report must be read to assess the findings of the inspection. This list is not intended to determine which items may need to be addressed per the contractual requirements of the sale of the property. Any areas of uncertainty regarding the contract should be clarified by consulting an attorney or your real estate agent.

2.9.1 Service Entrance Conductors

IMPROPERLY SUPPORTED

SOUTH

The overhead service entrance conductors were not properly secured. Recommend repair by a licensed electrical contractor.

Recommendation

Contact a qualified electrical contractor.

 Moderate Observation



3.2.1 Roof Drainage Systems

DOWNSPOUTS DRAIN NEAR HOUSE

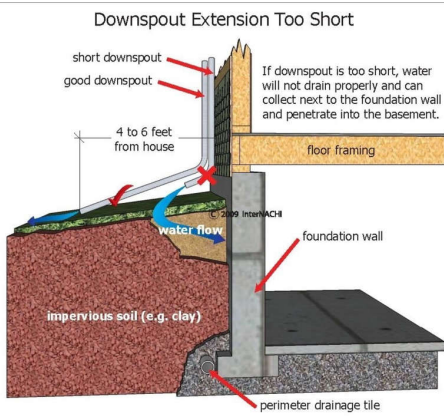
One or more downspouts drain too close to the home's foundation. This can result in excessive moisture in the soil at the foundation, which may lead to foundation/structural damage. Recommend a qualified contractor adjust downspout extensions to drain at least 6 feet from the foundation.

[Here is a helpful link](#) and video on draining water flow away from your house.

Recommendation

Contact a qualified professional.

 Moderate Observation



3.3.1 Flashings

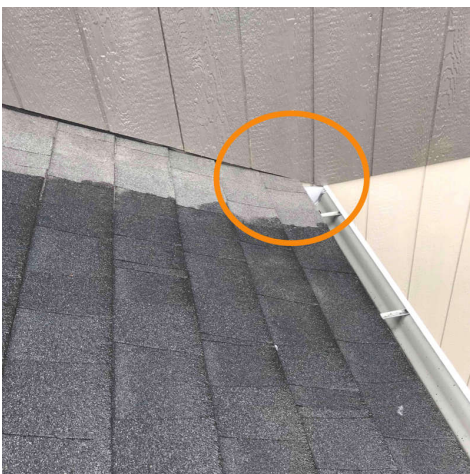
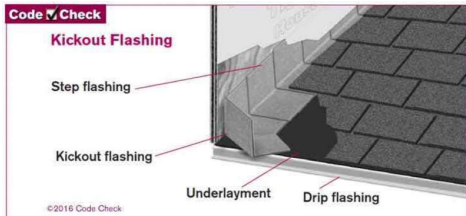
KICKOUT FLASHING

Moderate Observation

Some kick-out flashing appeared to be missing where the roof meets the siding. Some siding was too close or touching the roofing materials. This may allow for faster deterioration of siding and trim or possible moisture intrusion. Recommend repair by a licensed roofing contractor.

Recommendation

Contact a qualified roofing professional.



7.1.1 Exterior Doors, Windows

BASEMENT EGRESSABLE WINDOW

Significant Observation

Basement egressable window well appeared to be deeper than 44 inches. A permanently affixed ladder is recommended when higher than 44 inches. Recommend repairs and painting the trim by a qualified professional.

Recommendation
Contact a qualified professional.

