



SUMMARY

1234 Main St. Arvada Colorado 80004

Buyer Name
05/06/2018 9:00AM

Michael Spence
InterNACHI Certified Inspector
Fennario Home Inspections, L.L.C.
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2.1.1 Coverings

UNDER-DRIVEN NAILS

NORTH

Observed one or more under-driven nails/fasteners. Recommend a qualified roofing contractor evaluate and repair.

Recommendation

Contact a qualified roofing professional.



Recommendation



2.2.1 Roof Drainage Systems

DEBRIS

SOUTH

Debris has accumulated in the gutters. Recommend cleaning to facilitate water flow.

[Here is a DIY resource](#) for cleaning your gutters.

Recommendation

Contact a handyman or DIY project



Maintenance Item



2.3.1 Flashings

CORRODED - MINOR

Roof flashing showed signs of corrosion, but are still in working condition. Flashing should be monitored to prevent severe corrosion leading to moisture intrusion.

Recommendation

Contact a qualified roofing professional.



Recommendation



3.3.1 Walkways, Patios & Driveways

DRIVEWAY CRACKING - MINOR

NORTH

Minor cosmetic cracks observed, which may indicate movement in the soil. Recommend monitor and/or have concrete contractor patch/seal.



Maintenance Item

Recommendation
Contact a handyman or DIY project



8.3.1 Branch Wiring Circuits, Breakers & Fuses

IMPROPER WIRING

BASEMENT

Improper wiring was observed at the time of inspection. Recommend a licensed electrician evaluate and repair.

Recommendation

Contact a qualified electrical contractor.



Safety Hazard



8.7.1 Carbon Monoxide Detectors

LOW BATTERY

CHANGE BATTERIES 2ND FLOOR

Carbon monoxide detector failed to respond when tested. Recommend battery be replaced.

Recommendation

Contact a handyman or DIY project



Recommendation

