

Seller Homework: Information for Prospective Buyers

Address 3217 Satterwhite Point Rd, Henderson, NC 27537

1st HOA Y/N Mgmt Co. N/A. Dues _____ ☐ Monthly ☐ Quarterly ☐ Semi-Annually ☐ Annually

2nd HOA Y/N Mgmt Co. _____ Dues _____ ☐ Monthly ☐ Quarterly ☐ Semi-Annually ☐ Annually

Are you aware of any special assessments? Y/N Cost _____ For _____

Even if you do not have an HOA, are there any restrictive covenants that must be followed? Yes / No / Not Sure

Systems Information:

HVAC: ☒ 1 Unit ☐ Dual Zone ☐ 3 Zone Unit 1 Age 1 yr. Unit 2 Age _____ Unit 3 Age _____

Heat Type: ☒ Forced Air ☒ Heat Pump Heat Source: ☒ Electric Fuel ☐ Natural Gas ☐ Propane

Service Agreement in place? Y/N Company _____

Water heater: ☒ Electric ☐ Natural Gas ☐ Tankless Age _____ Location _____

Fireplace: Y/N ☐ Wood burning ☒ Gas logs Do you use it? Y/N Last time inspected? N/A - new.

Roof: Age 2013 ☐ Warranty (15/25/30/50 Year) Company _____

Foundation: ☒ Crawl ☐ Slab ☐ Unfinished basement ☐ Finished basement

Home Warranty: Y/N Company Builder

Transferable termite bond: Y/N Company Provided by Builder Transfer Fee unsure.

Security system: Y/N Company _____ Cost _____

IF APPLICABLE: Mailbox number: N/A. Parking space number(s): N/A.

Maintenance Upgrades (ex: roof, water heater, HVAC, etc.)

Year

Item Upgraded

2024 Upgraded to a 2-ton unit provided by builder.

Cosmetic Upgrades (ex: countertops, light fixtures, etc.)

Year

Item Upgraded

2024 Added Firepit, patio, Fence, Shed with ramp & skirting
Some landscaping.