

Seller Homework: Information for Prospective Buyers

Address 6001 Four Townes Lane, Raleigh NC 27616

1st HOA ☒ Y ☐ N Mgmt Co. Charleston Mgmt. Dues 215 ☒ 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 20 years 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 5 years Location Garage

Fireplace: ☒ Y ☐ N ☐ Wood burning ☒ Gas logs Do you use it? ☒ Y ☐ N Last time inspected? _____

Roof: Age 20 years ☐ Warranty (15/25/30/50 Year) Company _____ HOA Responsibility _____

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

Home Warranty: ☐ Y ☒ N Company _____

Transferable termite bond: ☐ Y ☒ N Company _____ Transfer Fee _____

Security system: ☒ Y ☐ N Company _____ Cost _____

IF APPLICABLE: Mailbox number: _____ Parking space number(s): _____

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

Year

Item Upgraded

2022 Hot water heater replaced

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

Year

Item Upgraded