

Seller Homework: Information for Prospective Buyers

Address 116 Buckeye Ct. Youngsville ,NC 27596

1st HOA ☐ Y ☒ N Mgmt Co. _____ 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 2019 Unit 2 Age 2026 Unit 3 Age _____

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

Service Agreement in place? ☐ Y ☐ N Company _____ 2nd-flr water heater upstairs on demand on 3rd floor near electrical panel

Water heater: ☒ Electric ☐ Natural Gas ☒ Tankless Age _____ Location 1st flr-crawlspace

Fireplace: ☒ Y ☐ N ☐ Wood burning ☐ Gas logs Do you use it? ☐ Y ☒ N Last time inspected? _____ electric insert- can be converted to gas

Roof: Age 11 months ☐ Warranty (15/25/30/50 Year) ☒ Company Sky

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 6 cameras on 2 gig memory Cost \$0

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

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

<u>Year</u>	<u>Item Upgraded</u>
<u>2019</u>	<u>Pella lifetime casement windows</u>
<u>2019/2026</u>	<u>Downstairs HVAC/upstairs HVAC</u>
<u>2021</u>	<u>Hardie plank siding</u>
<u>2026</u>	<u>Paint interior and exterior; new light fixtures</u>

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

<u>Year</u>	<u>Item Upgraded</u>
<u>2016</u>	<u>Complete kitchen renovation - all-wood cabinetry, Quartz counters, premium appliances</u>