

Appraisal Checklist

This checklist provides a breakdown of the items that will help your real estate appraiser when it comes time to do the appraisal inspection.

Maintenance

- Clean house
- Remove clutter
- Mow lawn
- Clean up landscaping

Install

- Smoke detectors
- Carbon monoxide detectors
- Double-strapped water heater
- Appliances installed and in working order

Information

- List of recent improvements (Last 15 years) and dates
- Copies of previous appraisals or sketches
- HOA information
- Known inconsistencies in data
- Unpermitted additions
- Positive neighborhood traits (Nearby recreational areas, schools, public transportation, etc.)

Access

- Make sure all rooms of the house are accessible
- Make sure the appraiser can get around the entire perimeter of the house
- Make sure the appraiser can easily access the water heater