

## What is a Home Inspection

A Home Inspection is an inspection of all visible and readily accessible components in a home. Although we at County Wide Inspections try to provide to most honest and thorough inspection possible we are guests in the home and must respect the condition of the home and personal components of the homeowner.

## HOME INSPECTION LAW

The Home Inspection is performed to reflect the provisions of Act 114, Section 75, known as the Pennsylvania Home Inspection Law. The purpose and scope of the Home Inspection of the Property is to discover readily visible, apparent or obvious Material Defects at the time of the inspection and assist the Client in evaluating the overall condition of the Property and provide an inspection report describing the Material Defects according to Standards of Practice and Code of Ethics of a Pennsylvania State compliant National Home Inspection Association.

A Material Defect is defined as follows: “A problem with a residential real property or any portion of it that would have a significant adverse impact on the value of the property or that involves an unreasonable risk to people on the property. The fact that a structural element, system or subsystem is near, at or beyond the end of its normal useful life is not, by itself, a Material Defect.”

## What Does It Include?

### **Exteriors**

Driveways & Patios	Windows & Storms	Roof Ventilation
Siding & Caulking	Electrical	Landscaping & Grading
Foundation	Decks	Porches & Balconies
Roof Coverings	Skylights	Chimneys
Gutters & Downspouts	A/C Compressor	Garage

### **Interiors**

Attic Structure	Ventilation	Plumbing Fixtures
Pipes & Drains	Water Heater	Well Pumps & Sanitary
Heater	Basements & Crawlspace	Walls, Ceilings, & Floors
Service Panels	Outlets	Wiring

**Inspections are performed 7 days a week.**

**All Home Inspection Reports are emailed by 9am the following morning!**

**Feel free to call or email us and we will send you a complimentary copy of our Home Inspection Report!**

**215-355-4726 or [Countywide@comcast.net](mailto:Countywide@comcast.net)**