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Home Baseline and Visit Sample Report

A concise major systems baseline with an example recurring Home Watch visit record

PROPERTY	LOCATION	OCCUPANCY
Sample Desert Residence	**Mesa Arizona**	**Seasonal residence**
HOME PROFILE	**BASELINE DATE**	**PREPARED FOR**
2,650 sq ft with pool	**Sample**	**Demonstration only**

Major System Overview

AREA	STATUS	BASELINE OBSERVATION
Water protection	ATTENTION	Main shutoff is accessible. No automatic whole-home shutoff or point-of-leak sensors are installed.
HVAC and comfort	ATTENTION	Cooling responded at the thermostat. Preventive service history was not available for review.
Electrical and life safety	ATTENTION	Panel is accessible with no visible exterior damage. Smoke and CO detector replacement dates are not documented.
Roof and exterior	GOOD	No obvious displaced roof materials, exterior openings or active drainage concerns were visible from accessible areas.
Pool and irrigation	GOOD	Pool equipment operated with no visible active leak. Irrigation completed a brief operational check.
Access and critical equipment	GOOD	Entry locks, garage door, refrigerator, internet and visible monitoring equipment responded normally.

Overall baseline The home appears generally serviceable in the accessible areas reviewed. Three practical protection and maintenance items should be addressed.

SAMPLE REPORT
Demonstration only

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Routine Home Watch Visit

The practical checks ONEDEGREE performs to help care for an unoccupied or seasonal home

VISIT DATE	VISIT FREQUENCY	HOME STATUS
Sample	**Biweekly**	**Unoccupied**

Routine Visit Checks

VISIT AREA	RESULT	WORK PERFORMED OR OBSERVATION
Water fixtures and drains	Complete	Ran faucets and showers, flushed toilets and checked beneath accessible sinks. Water was run into infrequently used drains to help keep traps from drying out.
Visible plumbing and leaks	Complete	Checked the water heater, laundry connections, supply lines and accessible plumbing areas for visible active leakage.
HVAC and filters	Complete	Confirmed thermostat and indoor temperature. Checked the accessible HVAC filter and replaced it when scheduled and homeowner-approved.
Kitchen and appliances	Complete	Confirmed refrigerator operation and checked the sink, disposal, dishwasher and visible appliance areas for leakage, outage or unusual odor.
Access and security	Complete	Checked entry doors, locks, garage door and visible security or monitoring equipment for normal response.
Life safety and electrical	Complete	Observed accessible smoke and CO devices and checked for obvious electrical concerns such as outages, alarms or tripped breakers.
Pool and spa condition	Complete	Observed water level, clarity, surface debris, visible equipment operation, leaks and the condition of accessible gates and barriers.
Irrigation and landscaping	Needs Attention	Observed landscape condition and irrigation operation for visible leaks, standing water, dry areas or damage. A small side-yard drip should be monitored.
Exterior and grounds	Complete	Checked the exterior and grounds. Any packages, notices, flyers or door advertisements were brought inside and documented for the homeowner.
Interior general condition	Complete	Checked accessible rooms for unusual odor, pests, moisture intrusion, damage or other material change since the prior visit.

Visit summary No urgent condition was observed. The homeowner should be notified of the irrigation drip and it should be rechecked at the next visit.

Routine visits include observation and basic operational checks. Pool cleaning or chemicals, landscaping, irrigation repair and specialty trade work are separate homeowner-approved services. ONEDEGREE documents concerns and coordinates approved follow-up.

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Priority Actions

Three items with the greatest practical value for this sample home

1

Add automatic water-loss protection

Finding The home has a manual shutoff but no automatic valve or point-of-leak sensors.

Recommended action Evaluate a professionally installed whole-home shutoff valve with sensors at the water heater, laundry, kitchen and refrigerator.

Suggested timing Before the next extended absence.

2

Document HVAC preventive service

Finding The cooling system responded, but the most recent professional service date could not be confirmed.

Recommended action Complete a seasonal HVAC service and retain the invoice and service date with the home records.

Suggested timing Within 30 days or before peak cooling season.

3

Confirm detector age and replacement schedule

Finding Smoke and carbon monoxide devices responded, but manufacture and replacement dates were not documented.

Recommended action Record each detector date and replace any unit that is expired, damaged or outside the manufacturer's recommended service life.

Suggested timing Within 30 days.

What Happens Next

ONEDEGREE can help coordinate the recommended work, document completion and establish an ongoing Home Watch schedule. **The homeowner approves every project before work begins.**

1 REVIEW	2 PLAN	3 FOLLOW THROUGH
Discuss the priorities and confirm what matters most to the homeowner.	Define the scope, licensed trade partners, timing and estimated cost.	Coordinate approved work and document completion for the home record.

Scope of This Baseline

This Home Baseline is a limited visual and operational review of readily accessible major home systems. It is intended to support ongoing home care and prioritization. It is not a certified home inspection, code inspection, engineering analysis, environmental assessment or warranty. Concealed conditions and destructive testing are excluded. Specialty concerns should be evaluated by an appropriately licensed professional.