

HFNI Geometra Services Price List

We engage a trusted, licensed, professional English-Speaking Geometra to provide the following services in the Greater Asti/Moncalvo/Alessandria/Acqui Terme Regions

1 Geometra PRE-BUY On-Site Inspection, Detailed Videotaping, Condition Checklist US\$900

- Licensed geometra professional inspection.
- Professional opinion focusing on structural soundness.
- Checklist of house and property covering existence of utilities, roof condition, structural soundness.
- Detailed videotaping of the property, interior and exterior, all rooms, all outbuildings, utilities, floors, walls ceilings, trouble spots,

2 Geometra PRE-BUY On-Site Inspection as Above AND Technical Report US\$1,600

- All of the services listed above.
- Obtain a copy of the most current plans from the Comune/locality/municipality and report on the adherence of those plans to the house in its current condition.
- Check of ownership through current catastale records. This will be 100% verified by Notaio but ownership should be confirmed before making offer.
- Provide the current, approximate Catastale value of house. This is necessary to calculate one-time sales tax and annual property taxes.
- Obtain a copy of the plans, if different, from the Catastrale – the local governmental taxation agency.
- Advise if future repairs, renovations, restorations to the property are prohibited by the Comune because of historical significance, geographical conditions (landslides, floods, fault lines) or other.

The Geometra Pre-Buy service and inspection does not include a discussion or creation of repair, renovation, or restoration plans. The Geometra Pre-Buy Inspections do not include cost estimates to repair, renovate, or restore the house, as it is not possible to give cost estimates without plans. The Geometra Pre-Buy Inspections do not include Plan Conformity. The Geometra can be hired at a later date for all plan, plan conformity, repair, renovation, and restoration needs.

3 Geometra Post-Offer/Post-Sale Price Negotiated directly with Geometra

- Creation and submission of plans for renovation, restoration, construction, Etc.,
- Architectural and engineering drawings
- Supervision of work and of sub-contractors including plumbers, electricians, masons, plasterers, painting, roofing, heating, landscaping contractors