

Maintaining the Exterior of Your Home: Protecting Your Investment Year-Round

The exterior of your home is its first line of defense against the elements—and the first thing your friends & family, and potential buyers see. Regular maintenance not only boosts curb appeal but also prevents costly repairs down the line. From the roof to the foundation, keeping the outside of your home in top shape is an essential part of responsible homeownership.

Roofs & Gutters

Start at the top. Inspect your roof at least once a year for missing, cracked, or curling shingles. Catching minor issues early can prevent leaks and water damage inside your home. Clean out gutters and downspouts in the spring and fall to ensure proper drainage. Clogged gutters can lead to roof damage, foundation erosion, and even pest problems. As these tasks require the use of a ladder, be careful. If you are not comfortable walking the roof, please contact us or a roofing contractor to complete this inspection.

Siding & Paint

Your home's siding is more than just cosmetic—it protects against moisture, wind, and pests. Look for cracks, warping, or signs of rot. For wood siding, keep paint or stain fresh to provide a barrier against water. Power wash vinyl or fiber cement siding once a year to remove mold, mildew, and dirt. Touch up paint as needed to keep your home looking sharp and to preserve materials underneath.

Windows & Doors

Check all windows and doors for gaps, broken seals, or signs of rot. Re-caulk around frames to improve insulation and prevent water intrusion. Clean windows regularly and inspect screens for tears. Repainting or refinishing wooden trim can extend its life and maintain the overall appearance of your home.

Foundation & Drainage

Walk around the base of your home to check for cracks or signs of settling. Small cracks may be normal but widening or stair-step cracks can signal a larger issue and should be inspected by a professional. Ensure soil slopes away from your foundation to prevent water pooling. Proper drainage helps avoid crawlspace and basement leaks, and other structural issues.

Driveways, Walkways, and Decks

Inspect concrete and asphalt surfaces for cracks and seal them to prevent water penetration and further deterioration. Keep walkways clear of moss or algae to avoid slips and falls. Wooden decks should be cleaned annually and sealed or stained every few years. Tighten loose railings or boards and replace any that show signs of rot.

Landscaping and Pest Prevention

Trim trees and shrubs away from your home to prevent damage from branches and reduce access for pests. Keep vegetation from growing too close to siding, as this can trap moisture and lead to decay. Remove leaves and debris from flower beds and around the foundation, which can attract insects and rodents.

By keeping up with these tasks throughout the year, you not only protect your investment but also create a more enjoyable and safer home environment. A little attention today can save you from major repairs tomorrow—making regular exterior maintenance a smart habit for any homeowner. If you have questions about any aspect of maintenance of your property, please do not hesitate to give us a call.

Arden “Chip” Anderson is the owner of the Anderson Property Group, Inc., a property inspection and consulting firm in Star.

986-226-5355

arden@theandersonpropertygroup.com

www.theandersonpropertygroup.com