



May Home Maintenance Checklist

Keeping your home in top shape doesn't have to be overwhelming. Here are some easy but important tasks to tackle this month—and if you need a hand, I know some great local vendors who can help!

1. Clean and Inspect Gutters & Downspouts

Spring rain is great for your garden—not so much for your foundation. Clear out any leaves or debris from gutters and make sure water flows freely through downspouts and away from the house. If you notice sagging or damage, it may be time to repair or replace.

 *Need a gutter specialist? I've got one!*

2. Schedule Your A/C Tune-Up

Before summer heat waves hit, have your air conditioning unit professionally serviced. A quick tune-up helps improve energy efficiency and can catch minor issues before they become costly breakdowns in July.

 *Don't know who to call? I can connect you with a trusted HVAC pro.*

3. Check the Roof for Damage

Spring is a great time to safely inspect your roof (from the ground or with binoculars!) for missing shingles, soft spots, or moss growth. If anything looks off, call in a professional for a closer look. Preventative maintenance now can save thousands later.

 *Happy to refer you to a roofer I trust.*

4. Wash Windows and Screens

Get your windows sparkling inside and out to let in all that natural light! Take a moment to clean and repair screens so you can enjoy the breeze without letting bugs in.

 *Prefer to hire it out? I know a great window cleaning team.*

5. Test Smoke and CO Detectors

This one is easy to skip but so important. Test all your smoke and carbon monoxide detectors, replace batteries, and check the expiration dates. Many detectors need to be replaced every 7–10 years.



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6. Inspect and Refresh Your Deck or Patio

Give your outdoor living spaces some love! Check for loose boards, rotting wood, or cracked pavers. A good cleaning and resealing will keep things safe, beautiful, and BBQ-ready.

👉 *I can recommend reliable deck maintenance pros or landscapers.*

7. Trim Trees and Bushes Around the House

Keep greenery from brushing up against your siding, roof, or windows. It helps prevent damage and makes it harder for pests (like squirrels or ants!) to find a way inside.

8. Power Wash Exterior Surfaces

Blast away winter grime from your driveway, siding, walkways, or patio. It makes a huge visual difference and helps extend the life of outdoor materials.

👉 *Need a pro? I've got power washing vendors who do amazing work.*

9. Test Irrigation or Sprinkler Systems

Run each zone and check for leaks, low pressure, or broken heads. A quick spring check ensures your system is ready to keep your lawn and garden thriving without wasting water.

10. Touch Up Exterior Paint

Small chips or peeling areas can lead to bigger issues down the road. A quick touch-up now helps protect your home's exterior and keeps it looking sharp—hello, curb appeal!

👉 *Need a painter recommendation? Just ask!*

💬 **Need Help With Any of These Projects?**

Whether it's your HVAC, windows, roof, or yard—if you'd rather outsource some of these tasks, I'm happy to share my list of trusted local vendors. They've helped many of my clients and can save you time (and headaches!).

Just reply to this email or give me a call—I'm always here to help you protect your investment and love where you live. 🏡