

THE IMPORTANCE OF A HOME INSPECTION

For the Home Buyer

Buying a home is probably the largest investment you will ever make, so it's important to understand the condition of your investment. A home inspection is a non-invasive examination of the home's structure, systems and components. While a home inspection is not a prediction of future conditions and cannot reveal every concern that exists (or ever could exist), it will significantly reduce your anxiety by arming you with the knowledge you need to make an informed home-buying decision.

For the Home Seller

Are you selling your home? Let me inspect it before you even list it. A Move-In Certified™ Seller Inspection informs you of any defects or problems with your home for sale so that you can address them before prospective buyers discover them. Take the time you need to obtain reasonable repair estimates. Show prospective buyers that you are dealing in good faith. Avoid 11th-hour negotiations and delays, and justify your full asking price by having your home pre-inspected with a Move-In Certified™ Seller Inspection.

For the Real Estate Professional

Your reputation is your most valuable asset. Your clients rely on you to guide them through a complicated and stressful process. Demonstrate to them that their trust in you is justified by referring them to a home inspector whose training and professionalism will deliver the information they need for the home-buying process. Their confidence in you will last through the end of the transaction—and beyond. The best marketing is a happy client.



AAA HOME INSPECTIONS
InterNAOHI-Certified

Stephen Appolonia

*Commercial & Residential
NJ State-Licensed & Insured
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INCLUDED IN YOUR INSPECTION

- Grading & Drainage
- Roof & Flashing
- Foundation
- Chimney & Fireplace
- Ventilation
- Electrical Panel
- Interior Plumbing Fixtures
- Hot Water Heater
- Floors
- Deck & Steps
- Safety Sensors & Openers
- Leaders & Gutters
- Windows & Doors
- Basements
- Attic
- Insulation
- Cooling System
- Heating System
- Walls & Ceilings
- Siding & Trim
- Porch & Railing
- Garage Doors

INSPECTION PROCESS AND REPORT

We encourage you to participate in the inspection so that we can explain the home's major systems and components and how they operate, as well as tips for their maintenance. We believe in educating our clients so that they'll maintain their home in good condition and enjoy it for years to come.

Following the inspection, you'll receive a comprehensive report, complete with digital photos, that contains a summary page which provides a quick overview, including items that may require immediate attention.

For wood-destroying insect (WDI) inspections conducted in all accessible areas of the structure (see our Fee Schedule), we will provide any documentation or certification required by mortgage companies and financial institutions, including FHA and VA lending programs.

FEE SCHEDULE

Single-Family Home Packages:

- Home Inspection, Radon Test & WDI Inspection \$555
- Home Inspection & Radon Test \$495
- Home Inspection & WDI Inspection \$415
- Home Inspection only \$375

Townhouse Packages

- Home Inspection, Radon Test & WDI Inspection \$530
- Home Inspection & Radon Test \$420
- Home Inspection & WDI Inspection \$400
- Home Inspection only \$320

Condominium Packages (single-level, interior only)

- Home Inspection, Radon Test & WDI Inspection \$485
- Home Inspection & Radon Test \$400
- Home Inspection & WDI Inspection \$315
- Home Inspection only \$265

Additional Services

- Wood-Destroying Insect (WDI) Inspection \$95
- Radon Testing (single canister) \$190
Each additional canister \$75

Notes & Additional Fees:

- For residences larger than eight rooms and three bathrooms, add \$20 per room.
- For two-family residences, add \$100 to Single-Family Home Package pricing.
- For multiple heating/cooling systems, crawlspaces and/or electrical panels, add \$30 each.
- For multi-level condominiums and/or their exteriors, please refer to Townhouse Package pricing.
- Re-inspections start at \$150.

Wood-destroying insects (WDI) include termites, carpenter ants, carpenter bees, and re-infesting wood-boring beetles.

Radon testing is performed by a Certified Radon Measurement Technician and includes one activated charcoal canister.

Please refer to our website to confirm current pricing:
www.AAAInspectNJ.com

