



Home Maintenance Schedule

SPRING		Date last completed		
Plumbing				
Faucets and shower heads	Check interior and exterior faucets for leaks. Clean aerators. Replace washers if necessary.			
Kitchen & bathroom cabinets	Check under and around for leaks.			
Toilets	Check for stability and leaks.			
Water heater	Flush out hot water to remove accumulated sediment.			
Interior				
Attic	Examine for evidence of any leaks. Check insulation and remove or add if necessary. Check for evidence of birds, squirrels, raccoons, etc. Check for proper ventilation.			
Countertops	Inspect for separations at sinks and backsplash. Recaulk where required.			
Shower doors/tub enclosures	Inspect for proper fit. Adjust if necessary. Inspect caulking and recaulk if necessary.			
Garage door	Lubricate hardware. Inspect mechanism for free travel.			
Tiled areas	Inspect for loose or missing grout or caulking. RegROUT or recaulk if necessary.			
Electrical and appliances				
Heating and cooling systems	Replace filters.			
Kitchen exhaust fan	Remove and clean the filter. Clean accumulated grease deposits from the fan housing.			
Refrigerator	Clean coils. Clean refrigerator drain pan. Clean and defrost freezer if necessary.			
Dishwasher	Check for leaks.			
Wiring, electrical cords, & plugs	Check for wear or damage. Replace if necessary.			
Smoke detector	Test for proper operation and replace batteries if necessary.			
GFI outlets	Test for proper operation.			
Exterior				
Foundation	Inspect visible areas, vents, and ducts for cracks, leaks, or blockages.			
Deck	Scrub mildewed areas and treat for water stains, mildew, and fungus.			
Irrigation System	Turn valve on at backflow & check for leaks.			
Landscaping	Check for proper drainage.			

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