

WINTER HAVEN HOME INSPECTIONS

7 WINTER HAVEN DR.
WILMINGTON VT. 05363
802-464-8098

Inspection fees

Our goal is to provide each client with a reasonably priced inspection service. To do so, we structure our fee schedule based on the various size and type of homes. Inspections for attached garages are included with our base inspection fee. A minimum re-inspection fee of \$150.00 is applicable in the event we are asked to return to a previously inspected residence. This is payable in advance and in addition to any fees for supplemental testing we are asked to perform during the second inspection.

Condominium/Duplex (per unit)

_____ Studio or 1 bedroom/loft	\$275.00 *	\$ _____
_____ 2 or 3 bedrooms/loft	\$325.00 *	\$ _____
_____ 4 bedrooms/loft	\$375.00 *	\$ _____

Individual House/Townhouse – up to 2,750 sq. ft.

_____ Up to 2 bedrooms/loft	\$345.00 *	\$ _____
_____ 3 to 4 bedrooms/loft	\$395.00 *	\$ _____
_____ 5 to 6 bedrooms/loft	\$445.00 *	\$ _____
_____ 6 or more bedrooms/loft	\$495.00 *	\$ _____

* Fees are based on the above homes having no more than 3 bathrooms (2 full and 1 half). An additional fee of \$25.00 for full bathroom and \$15.00 for half bathroom will be charged.

*An additional fee of \$50.00 will apply to every additional 500 sf. Above the base 2,750 sf pricing

Additional charges

Bath Room charges

_____ full bathrooms above 3 @ \$25.00 \$_____

_____ half bathrooms above 3 @ \$15.00 \$_____

Square footage charges

_____ sf. Over 2,750 sf. base @ \$50.00/500sf. \$_____

Garage and Out Building fees which may apply

_____ Detached Garages and Large > 175 sq. ft. \$75.00 \$_____
Outbuildings

_____ Outbuildings (small storage shed,
detached carports, etc.) < 175 sq. ft. \$40.00 \$_____

_____ Barns (fees varies based on size) will quote \$_____

Optional Inspection Services

Water Testing

_____ Coliform bacteria \$60.00 \$_____

_____ E.coli/Fecal coilform bacteria \$60.00 \$_____

_____ Coliform bacteria, Lead, Nitrate, Nitrite \$135.00 \$_____

_____ Copper/Lead \$70.00 \$_____

_____ PH \$45.00 \$_____

_____ Radon Gas - well water \$75.00 \$_____

Air Testing

_____ Radon Gas (2 canister) test * \$85.00 \$_____

*** Additional canisters @ \$30.00**

_____ Additional radon test canisters @	\$30.00	\$_____
_____ Combustible gas test	\$45.00	\$_____
_____ Carbon Monoxide gas test	\$45.00	\$_____

Lead Paint Indication test

_____ Lead paint indication test (3 swabs)	\$45.00	\$_____
_____ Lead paint indication test (6 swabs)	\$65.00	\$_____

Other Tests

_____ Wood Boring Insects Inspection carpenter ants, powder post beetles, pine borers W/ HUD form	\$165.00	\$_____
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_____ Mold Testing – Air Quality Test interior, exterior comparison test, 2 surface swab test	\$575.00	\$_____
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_____ Energy Audit Blower door test, negative pressure test in basement – back draft, chemical smoke test/pressure test by room, insulation levels, furnace efficiency test, thermal imaging camera survey.	\$575.00	\$_____
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Total Inspection and testing fees \$_____

Due upon completion of Inspection

WINTER HAVEN HOME
INSPECTIONS

Gordon W. Ritter

Owner/buyer signature
Inspection Date_____