

## About ABC Inspections

**ABC Building Inspections, LLC** is an owner operated company dedicated to providing an honest, professional building inspection for home buyers, sellers and investors. ABC Building Inspections, LLC has the experience to educate clients and build confidence in their investment.

### About The Inspector

Since 1978, John Smith, owner/inspector, has acquired valuable knowledge from his building trades and project management positions in the construction industry. Certified training with a national home inspection company and construction background create the perfect combination for the clients' inspection needs.

John is a member of the **American Society of Home Inspectors (ASHI)**, meeting the requirements of the first and largest professional organization for home inspectors - [www.ashi.org](http://www.ashi.org).

ASHI requires that inspectors perform a minimum of 250 fee paid inspections prior to membership and complete continuing education credits to maintain membership. These requirements assure that you have made the right choice in your inspection company.



## It's Not Just An Inspection, It's An Education!

**ABC Building Inspections, LLC** understands the home buying process can be the most important purchase in anyone's life. We give the client the **KEY** to an informed decision - **Knowledge and Experience for You.**

The buyer is encouraged to be present at the inspection to learn and ask questions about the structure and to observe the inspection process.

Call **ABC Building Inspections, LLC** to schedule an appointment @ (800) 999.9999 and we will coordinate the inspection with real estate agents, septic, pests and lead paint inspectors.

The inspection report is your guide for repair and maintenance. The report will be emailed to the buyer within 24 hours of the inspection. Items are listed as satisfactory, needing minor repair or significantly deficient. The report will identify life safety and fire safety issues.



## Fee Schedule

Single Family under 2000 sq. ft.	\$290.00
Single Family 2000 - 2500 sq. ft.	\$345.00
Single Family 2501 - 3500 sq. ft.	\$395.00
Single Family 3501 - 4500 sq. ft.	\$445.00
Single Family over 4500 sq. ft.	\$525.00

Garden Style Condo	\$195.00
Townhouse Condo or 1/2 Duplex	\$245.00
Detached-Condo under to 2000 sq. ft.	\$295.00

2 - Family or Full Duplex	\$395.00
3 - Family	\$475.00
4 - Family	\$550.00
5 - Family	\$625.00

Mobile Home - Single Wide	\$275.00
Mobile Home - Double Wide	\$295.00

Detached Garage add \$25.00

Barn Inspection	add \$50.00
In-Law Apartment	add \$50.00
Built prior to 1900	add \$50.00

**Standard Water Quality Test** \$105.00  
Coliform & E.coli Bacteria, Nitrate, Iron, Chloride, Manganese, Hardness. Ph and Sodium.

**FHA Water Quality Test** \$135.00  
Coliform & E.coli Bacteria, Nitrate, Nitrite, Iron, Chloride, Manganese, Hardness. Ph, Sodium and Lead.

**Comprehensive Water Quality Test** \$170.00  
Coliform & E.coli Bacteria, Nitrate, Nitrite, Iron, Chloride, Manganese, Hardness. Ph, Sodium, Lead, Arsenic, Fluoride, Copper, Conductivity and Alkalinity

Total Chloroform/Bacteria, Lead, Arsenic \$45.00 ea.  
Additional water testing is available.

**Radon Air Test** \$95.00  
**Radon Water Test** \$50.00

*A travel fee may apply for Radon Air Retrieval and Will apply for Water/Radon Testing Without Home Inspection - add \$50.00 to listed fee.*

*Fees are subject to change as required by the inspection company. Actual conditions at time of inspection may incur a fee adjustment.*