



**Live Better**  
REAL ESTATE ASSOCIATES

## HOME MAINTENANCE CHECKLIST

SPECIALIZING IN LUXURY HOMES, CONDOMINIUMS, AND SENIOR REAL ESTATE SERVICES

### WHEN YOU FIRST MOVE IN

- Review the locations of all shut-off valves in your home with each family member
- Locate and show your family how to shut off the main breaker in your electrical panel and how to flip on any circuits that might have overloaded
- If you have small children, safety proof your house before you move in (if possible) with safety plugs, etc
- Clean fan/exhaust for stove-top/range, microwaves and bathroom

### FALL

- Replace furnace filter at the beginning of fall - if it's especially cold check and replace every month
- Have your heating system serviced
- Have your chimney serviced and cleaned. Check for any missing mortar and for debris that could be an obstruction
- Clean your gutters and downspouts throughout the fall to prevent blockage.
- Make sure your thermostat works properly before the cold weather hits
- Check crawlspace/basement for signs of flooding after the first heavy rainfall
- Check all outdoor lights
- Put new batteries in your flashlights and make sure they can be easily found
- Check and repair any window cracks in weather stripping or caulking
- Insulate pipes and outdoor water spouts
- Make sure air vents are not blocked by snow or leaves
- Be sure storm doors latch properly to protect against high winds

### WINTER

- Replace furnace filter every month during winter
- Check to make sure you have adequate amount of fire extinguishers (at least 1 per floor, 1 in garage)
- Test all smoke and carbon monoxide detectors in your house and replace batteries if needed (vacuum them as dust or spider webs can prevent them from properly functioning)
- Stock up on bottled water and snacks in case of power outages
- Turn ON gas furnace pilot light
- Check the locks on all windows and doors to ensure they are working properly
- Clean bathroom fan
- Make sure air vents are not blocked by snow or leaves
- Make sure your refrigerator door seals are airtight.
- Clean drains in dishwasher, sinks, bathtubs and shower stalls
- Check electrical cords, plugs and outlets with all indoor and outdoor seasonal lights to ensure fire safety
- Clean your gutters and downspouts again at the end of winter

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**SPRING**

- Replace the furnace filter once during spring
- Have fireplace and chimney cleaned and serviced
- Check security alarm systems and replace batteries if needed
- Clean all windows and screens. Repair any holes or replace screens if needed.
- Examine the foundation walls for cracks, leaks or signs of moisture
- Cut back trees and shrubs from your house walls if needed
- Check the attic for evidence of leaks or condensation
- Clean refrigerator coils—this will keep your energy costs down
- Clean fan/exhaust for stove-top/range, microwaves and bathroom

**SUMMER**

- Replace the furnace filter once during summer
- Deep clean carpet, rugs and upholstery
- Check security of indoor and outdoor guardrails and handrails
- Lubricate garage door hardware
- Inspect electrical service lines for secure attachment where they enter the house
- Clean out dryer vent (including tubes that exit the home and outside vent)
- Check and replace damaged caulking and weather stripping around windows and doorways
- Seal off any holes in the exterior that could be an entry point for small pests

**OTHER—Special For My Home**

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**HOMEKEEPR**

Download the app, HomeKeepr, to have a fully automated home maintenance reminders—customized for your home. To learn more, visit [LiveBetter.KW.com/Resources](http://LiveBetter.KW.com/Resources) and select **HomeKeepr**.