



The Ultimate Home Maintenance Checklist

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If you have questions, don't hesitate to contact our team!



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SUMMER

Home Maintenance Checklist



Summer home maintenance plans can help keep your home's exterior looking great while also making it run more efficiently. This will help with managing your utility expenses even as outside temperatures rise and energy usage increases.

- Have your **air conditioner** serviced
- Change your **AC filters**
- Reverse **ceiling fans** (run counter-clockwise during hot summer months)
- Clean your **vents and fans**
- Check your **deck** for things like creaky boards or wobbly handrails
- Add mulch to **plant beds**
- Clean your **grill**
- Check for leaks on **outdoor faucets**
- Stay on top of **pest control**
- Look for and seal up **cracks** where unwelcome visitors may be able to enter
- Remove **wood piles or other debris** where wildlife might make a home
- Pressure wash the **driveway, sidewalks, and home exterior**
- Check for cracks and holes in your **foundation, driveway, and sidewalk**
- Inspect your **fence** and make repairs as needed
- Look for any outside damage or rot on your **exposed wood and siding**



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AUTUMN

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Autumn home maintenance is extremely important. Although most parts of the country enjoy pleasant fall weather with mild temperatures, this is the time to start preparing for whatever winter may hold. The following steps will help ensure that your home is prepared for the oncoming cold and that you will be able to stay warm and toasty all winter long.

- Clean out exterior **rain gutters**
- Service **HVAC systems** and replace HVAC filters
- Clean **dryer vents**
- Rake and discard **leaves**
- Check **weather stripping** around doors and windows (replace and repair as needed)
- Drain and shut off **outdoor faucets and pipes**
- Insulate **exposed faucets and pipes**
- Check **walkways and railways** for cracks, creaks, or other vulnerabilities
- Prep your **winter supplies** and equipment, if necessary
- Remove window **AC units**
- Clean out your **fireplace and chimney**



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WINTER

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Depending on where you live, winter may be the time of year when your home is most susceptible to the elements. However, with proper maintenance, your home is sure to keep your family warm while continuing to run smoothly. Simply follow the tips below.

- Seal up leaky **doors and windows**
- Test smoke and carbon monoxide **detectors**
- Test your **sump pump** if your home has a basement
- Inspect your **insulation** for tears or mold
- Reverse **ceiling fans** (run clockwise during cold winter months)
- Protect and/or bring inside **outdoor furniture and tools**
- Test all **sinks** and check for leaks
- Test **GFCI outlets**
- Cover your **AC unit**
- Make sure things like **flashlights or battery-powered radios** are easy to find and in good working order



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SPRING

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Spring is a great time to take advantage of mild temperatures while preparing your home for summer. There's probably a fair bit of cleaning to do after the winter months, but it's important to focus on the exterior of your home as well. Here are a few tips for transitioning your home from winter to summer.

Check **window caulking** (repair and replace as needed)

Flush your **water heater**

Clean all **outdoor siding**

Inspect your **roof** (we recommend hiring a licensed professional)

Inspect **exterior paint** and touch up any chips or damage you may find

Clean inside and outside of all **windows**

Inspect your **attic, basement, and storage areas** for leaks or damage

Trim back **trees** and prune **shrubbery** where necessary

Check **outdoor lighting** and replace bulbs

Remove **wood piles or other debris** where wildlife might make a home

Prep your **lawn equipment** for summer – might be time for a tune-up!



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Maintaining Your Home for **THE LONG HAUL**



On top of the regular maintenance that should be performed each season, there are some other larger projects and repairs that should also be regularly completed over the lifetime of your home. These will vary based on the age of your home and when it was last renovated. Below are some general ideas for planning out your home maintenance schedule.

EVERY **1 – 5 YEARS**

Disassemble removable parts of **heating ducts** and clean them thoroughly

Contract a professional to inspect for **termites**

Replace **caulking** around all windows and exterior doors

EVERY **5 – 10 YEARS**

Re-paint your **home's exterior**

Replace any **outdoor decking** or other wood exposed to the elements

EVERY **10 – 15 YEARS**

Replace smoke detectors, carbon monoxide detectors, fire extinguishers, and other **household safety items**

Replace **appliances** like refrigerators, water heaters, or washing machines that may no longer be functioning reliably

PRO TIP

Each time you upgrade an appliance, do a bit of research to learn what technological advancements have been made to improve energy efficiency and search for models that will help your home operate more efficiently.



EVERY **15+ YEARS**

Replace your **roof** when it is no longer able to adequately protect and insulate your home

Replace **AC and HVAC systems** that have been worn down by many years of usage



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