

For San Diego Home Owners

Monthly

- Clean and inspect gutters and downspouts.
- Check smoke and carbon monoxide detectors for proper operation.
- Test fire extinguishers.
- Run garbage disposal to clear any clogs.
- Clean and disinfect all appliances.
- Clean and inspect all plumbing fixtures.
- Clean and inspect all electrical outlets and switches.
- Inspect landscaping for any potential hazards.

Annually

- Have HVAC system inspected and serviced by a qualified technician.
- Inspect exterior of home for any cracks or signs of foundation problems.
- Have plumbing system inspected and serviced by a qualified plumber.
- Have electrical system inspected and serviced by a qualified electrician.
- Have fireplace and chimney inspected and cleaned by a qualified chimney sweep.
- Have septic system inspected and serviced by a qualified septic tank professional.
- Have pool inspected and serviced by a qualified pool technician.
- Clean and lubricate door hinges and garage door opener.

Additional things to check up on and repair in San Diego:

- **Termites and other pests:** San Diego is home to a variety of pests, including termites, carpenter ants, and cockroaches. It's important to have your home inspected for pests on a regular basis and to take steps to prevent them from entering your home.
- **Dry rot:** Dry rot is a type of fungus that can damage wood. It's especially common in areas with high humidity, such as San Diego. It's important to inspect your home for signs of dry rot on a regular basis and to take steps to repair any damage.
- **Roofing:** San Diego has a Mediterranean climate, which means that it has warm, dry summers and mild, wet winters. This type of climate can put a strain on your roof, so it's important to have it inspected and repaired on a regular basis.
- **Landscaping:** San Diego has a wide variety of plants and trees, but some of them are not well-suited to the climate. It's important to choose plants that are drought-tolerant and that will not damage your home or foundation.

By following this home maintenance schedule, you can help to keep your home in good condition and prevent costly repairs down the road. If you need an introduction to any service providers, please give me a call.



Gregory Kuchan

Realtor® | DRE# 01977577

M 858.361.5568

O 619.363.4038

gregory.kuchan@elliman.com



GREGORY KUCHAN
AT DOUGLAS ELLIMAN REAL ESTATE

[elliman.com](https://www.elliman.com)