

Real Estate Agent Appraisal Checklist

Courtesy of Tom Horn, Real Estate Appraiser
www.BirminghamAppraisalBlog.com

CMA/Comparables

- Sales and listings used in CMA (what did you based your list price on?)
- Information on recent sales that you know about (Example: recent sale in neighborhood sold low due to being in bad condition)

Repairs & Improvements

- List of renovations over the past 10-15 years
- List of items repaired or replaced over the past 10-15 years

List of Features

- Outside features such as sprinkler system, fence, pool and description (Example: saltwater or heated pool, etc.)
- Indoor features such as intercoms, central vacuums or security system (Example: video surveillance, etc.)

Other Documents

- Copy of signed contract
- Survey if available
- HOA Information
- Home inspection if available
- Neighborhood amenities
- Back up offers or contracts