

Sample property check report

Illustrative example only | No client information or photos

Illustrative example only. This is a fictional visit, not a client record, inspection certificate or guarantee of a property's condition.

Sample home in Kelowna

Example daytime visit | 10:00-10:40 a.m.

Visit summary

The agreed accessible areas were checked. Mail was brought inside and the approved plants were watered. One room could not be accessed, and a low household supply was noted for the client's decision.

Area	Status	Observation or action
Entry and accessible exterior	Observed	Front entry was clear. No visible packaging damage on the parcel collected at the door.
Doors and accessible windows	Checked	Checked the agreed doors and accessible windows. Secured the entry when leaving according to the client's instructions.
Kitchen and accessible bathroom	Observed	No visible water observed on the exposed floor areas or under the accessible kitchen sink at the time of the visit.
Thermostat and lighting	Checked	Display read 20°C, matching the agreed setting. Left the agreed entry light on. No system testing performed.
Mail, parcel and plants	Completed	Placed mail and one parcel in the agreed indoor location. Watered the two plants listed in the visit instructions.
Upper guest room	Not accessed	Room was locked and outside the available access. No observations made inside. Client notified.
Household supplies	Decision needed	Guest-bathroom toilet paper running low. Asked whether to add restocking to the next approved task list. No purchase made.

Continue to page 2 for decisions, photos, time accounting and the limits of this example.

Follow-up and time record

Illustrative example only | Companion to the sample observations on page 1

Next decisions

Client to confirm whether access to the guest room is needed on the next visit and whether to approve restocking. Any additional time, purchases or vendor work will be quoted before proceeding.

Photo record

A real report can include dated photos of agreed areas and any visible concern, shared privately with the client. This public example contains no client photos, addresses or access details.

Example time record

Activity	Minutes
Planning and checklist review	10
Task-related travel	15
Visual visit and agreed tasks	40
Report and client update	10
Total	75

75 minutes total (1 hour 15 minutes). This illustrates time accounting, not a fixed visit length or price quote. When covered by a membership, all of this time uses the same included-hour balance.

Scope of a property check

Property checks are non-invasive visual visits to an agreed checklist. They are not technical inspections, security monitoring or a guarantee that hidden issues are absent. Confirm any insurer requirements directly before agreeing the visit frequency and checklist.

Plan a check for your home

Start with your dates away, preferred visit frequency and priorities. Max will confirm the checklist, access arrangements, price and timing before booking.

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