



## CLARKSVILLE AT HOME

### A HOME CARE GUIDE

Your home can't take care of itself. Your monthly budget should include money for routine maintenance and repair for the house and yard. Plan to set aside for the large, irregular expenses that occur normally as your home ages. Large expenses include interior and exterior painting, repairs or replacement of the heating and air conditioning units and appliances, floor coverings and roof surfaces.

Housing experts recommend setting aside 1-3 percent of the market value of your house each year to pay for maintenance and repair costs. While all of these funds may not be needed if your home is new, the accumulated amounts will help you pay for large future expenses such as re-roofing or replacing a heating unit.

Home maintenance helps provide a healthy, safe environment and it protects your growing investment.

#### **APRIL HOME MAINTENANCE CHECKLIST**

1. Check and clean mechanical ventilation system (HVAC). Check your manual and follow the manufacturer's recommendations.
2. Clean and replace furnace filters.
3. Check gutters and downspouts and clean if needed
4. Inspect basement/crawl space for seepage/leakage.
5. Do a safety check: smoke detectors, fire escape routes, fire extinguisher, carbon monoxide alarms and window locks.
6. Check and repair any damaged screens
7. Adjust thermostat for season change.
8. Inspect roof for any missing, loose or damaged shingles.
9. If you have a fireplace check flue to make sure it is closed for warmer weather.
10. Scrape, caulk and paint any wood surfaces that have peeled or weathered
11. Clean and inspect your lawn mower.