



#### HOME INSPECTION SERVICES

- Home Inspections
- FHA Inspections / NACA Inspections
- 203K Consulting
- Radon Testing and Mitigation
- Wood Destroying Insect Inspections
- Water Testing

#### RESIDENTIAL ENGINEERING SERVICES

- Structural Inspections
- EIFS Inspections
- IAQ / Mold Inspections
- Asbestos and Lead Inspections

#### COMMERCIAL ENGINEERING SERVICES

- Commercial Building Inspections
- Property Condition Assessments



#### What is a Home Inspection?

A home inspection is a systematic, general, objective, visual examination of the physical structure and systems of a home. An inspection is analogous to getting a “physical” from the family doctor. If problems or symptoms are found, our inspectors may recommend further evaluation by other trained specialists.

#### Why should I get a Home Inspection?

A home inspection helps buyers and sellers make informed decisions based on objective information. As a prospective home buyer, buying a home is probably the most important investment you will ever make. Most buyers find it very difficult to remain objective about the home they are about to purchase. Our professional inspectors are able to objectively evaluate the home and put the overall condition of the home into proper perspective. If you are planning to sell your home, a pre-listing inspection can give you the opportunity to make repairs that will put the home in a better selling condition. The inspection can also help the seller substantiate a higher asking price if problems don’t exist or have been corrected.

#### Your Home Inspection includes\* the following major systems:

- Exterior – roof covering, gutters & downspouts, siding & trim, stoops, porches, steps, walkways, driveways, grading/drainage.
- Interior – windows, doors, flooring, lighting, walls, ceilings.
- Kitchen – appliances, cabinets, counters, flooring, lighting, ventilation.
- Electrical – service supply, overall condition.
- Plumbing – piping, fixtures, water heater, drains, location of main valve.
- Basement & Crawl Space – water seepage, cracks, ventilation, insulation.
- Heating & Air Conditioning – system components, operation, maintenance.
- Structural – interior & exterior walls, roof framing, attic, foundation, settlement problems.
- Safety related hazards.

#### Why should I choose The Virtus Group for my Home Inspection Company?

The Virtus Group performs Home Inspections, Structural Inspections, Professional Engineering Services, Radon Testing, Radon Mitigation, Water Testing, Mold Testing, Asbestos Inspections, Wood Pest Inspections, FHA Fee Inspections, and Lead Based Paint Testing. Our staff includes a Professional Engineer and a Certified Industrial Hygienist to address all of your engineering, indoor air quality, mold, and moisture concerns. We are one of the few companies that have approved FHA Construction Inspectors & 203k consultants. We have a full complement of inspectors ready to serve your inspection and related needs. We can usually schedule your inspection within a few days of your request. Saturday and Sunday inspections are available upon request for no additional fee. Our inspectors are in full compliance with the Pennsylvania Home Inspection Law (Act 114) and are members of ASHI (American Society of Home Inspectors) and/or NAHI (National Association of Home Inspectors). All of the inspectors are fully certified and insured.

\* All home inspections are performed according to ASHI & NAHI standards of practice. Limitations may apply. Please see our home inspection contract for complete details.