

Home Maintenance Checklist



Monthly

- Clean the furnace filter, and replace if needed
- Vacuum vents
- Test smoke alarms and fire extinguishers
- Inspect electrical cords for wear
- Clean the garbage disposal
- Clean faucet aerators and showerheads
- Inspect the outside of your home for loose roof shingles, damaged siding or cracked masonry

Spring

- Inspect trees for signs of illness
- Fertilize lawn and plants, to prepare for summer growth
- Clean debris, leaves and sticks out of the gutters
- Freshen the exterior paint
- Wash the exterior of your house
- Schedule a professional HVAC checkup and service
- Call a pro to clean ducts and vents inside your home
- Refinish the deck and replace any damaged boards
- Update your pest control contract to protect your home from termites, rats and other home-damaging invaders

Summer

- Water plants and foliage regularly
- Prune foliage to remove dead branches
- Check your sprinkler system for clogged lines and leaks
- Oil garage-door opener, chain and hinges
- Check dishwasher and around toilets and sinks for leaks
- Seal tile grout in bathrooms and kitchens to keep water from damaging walls and floors

Fall

- Clean out gutters often
- Call a pro to check and clean the chimney so you're ready for safe winter fires
- Clean the lint out of the dryer vent
- If you haven't already, schedule a professional HVAC service and checkup before winter
- Flush hot water out of the water heater to remove accumulated sediment
- Seal air leaks with caulk to keep moisture from getting inside your walls
- Drain in-ground sprinkler systems
- Wrap insulation around outdoor faucets and pipes in unheated garages to keep them from freezing
- Fertilize lawn, trees and shrubs so they get one last shot of strength before the coming of the cold

Winter

- Cover your air-conditioning unit to protect it from the elements
- Clean refrigerator and freezer coils
- Check basement for leaks during thaws
- Inspect gutters and roof and downspouts after storms