

OPTION 1

PREVENTATIVE MAINTENANCE FRAMEWORK

Whether you want to manage your own home maintenance or hire Essential Home Maintenance to manage it for you, starting with the Preventative Maintenance System set-up is important. The inspection will give you an idea of immediate concerns and a fresh start before setting up a yearly maintenance program to prevent problems down the road.

1. Home Inspection

- a. A thorough external and internal inspection of the home is conducted by a service technician and a home maintenance manager.
 - i. Measurement, test and photos are taken and serial and model numbers documented for warranty information
 - ii. From the inspection, a report is generated and any immediate concerns are addressed with the client.
 - iii. The home manager will upload all the data on your home using a home maintenance/inventory online software program.

2. Maintenance Schedule

- a. The online home maintenance tracking tool also has a home inventory app you can download to your phone that helps you make sure you are properly insured, provides peace of mind in case something happened to your home. The program helps you identify all the equipment, appliances, fixtures and building materials in your home that need to be maintained. In addition, you will receive reminders when monthly, bi-monthly, semiannual, quarterly and annual maintenance is due and who to contact. The program gives you access to property contacts, warranty information, home documentation and photos.

BENEFITS

- More time for yourself!
- Prevents costly repairs down the road
- Long drawn out homeowner insurance claims
- Showing a prospective buyer good maintenance records could be the thing that makes them decide on your home instead of the house down the street

Please contact us for a free consultation and pricing, 310-237-3869 or essentialhomemaint@gmail.com.