# Property Condition Report

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| **Case Number:** | 111-181572 | **Contract Area:** | 6S |
| **Current Step:** | 1c-Ready to Show Condition | **Address:** | 750 FARMERS LOOP RD |
| **Step Date:** | 10/22/2026 | **City, St Zip:** | FAIRBANKS, AK 99712-0000 |
| **HOC:** | Santa Ana | | |

## Property Condition Report

| Item Description/Condition | | Item Functionality | | Functionality/Test Notes |
|---|---|---|---|---|
| **Cooling/Air-Conditioner:** | **N/A** | **HVAC tested and functional?:** | N/A | there is no hvac. This home has electric baseboard and it is unknown if they function properly. |
| **--Heating/Furnace:** | **N/A** | | | |
| **--HVAC System Duct:** | **N/A** | | | |
| **Electrical Wiring:** | **OK** | **Electric supply tested and functional?:** | Yes | electric supply was tested with a generator and appears functional |
| **--Other:** | **N/A** | | | |
| **--Other:** | **N/A** | | | |
| **Stove/Range/Oven:** | **OK** | **Built-in appliances tested and functional?:** | Yes | all appliances appear visually functional |
| **--Kitchen Cabinets:** | **OK** | | | |
| **--Other:** | **OK** | | | |
| **Plumbing:** | **Damaged** | **Water supply tested and functional?:** | No | multiple breaks throughout the home |
| **--Sink:** | **OK** | | | |
| **--Other:** | **N/A** | | | |
| **Water Heater:** | **OK** | **Water heater functional?:** | N/A | water heater visually looks functional |
| **Sewer/Septic System:** | **N/A** | **Sanitary & plumbing system functional?:** | No | multiple damages throughout the home |
| **--Toilet:** | **Missing** | | | |
| **--Other:** | **N/A** | | | |
| **Roof:** | **Damaged** | **Roofing in acceptable condition?:** | No | there is a leak in the garage that is leaking water into the garage through the roof |
| **--Other:** | **N/A** | | | |