Property Condition Report

Case Number:	221-649017	**Contract Area:**	2D
Current Step:	1c-Ready to Show Condition	**Address:**	1380 GRAND BOIS RD
Step Date:	10/07/2026	**City, St Zip:**	BREAUX BRIDGE, LA 70517-0000
HOC:	Denver		

Property Condition Report

Item Description/Condition		Item Functionality		Functionality/Test Notes
Cooling/Air-Conditioner:	**N/A**	**HVAC tested and functional?:**	N/A	None
--Heating/Furnace:	**N/A**			
--HVAC System Duct:	**N/A**			
Electrical Wiring:	**OK**	**Electric supply tested and functional?:**	Yes	Meter allowing low voltage to pass into breaker box
--Other:	**OK**			
--Other:	**OK**			
Stove/Range/Oven:	**N/A**	**Built-in appliances tested and functional?:**	N/A	None
--Kitchen Cabinets:	**OK**			
--Other:	**N/A**			
Plumbing:	**Damaged**	**Water supply tested and functional?:**	Yes	Bathtub faucet in downstairs hallway bathroom leaking
--Sink:	**OK**			
--Other:	**OK**			
Water Heater:	**N/A**	**Water heater functional?:**	N/A	Drained
Sewer/Septic System:	**OK**	**Sanitary & plumbing system functional?:**	Yes	None
--Toilet:	**OK**			
--Other:	**OK**			
Roof:	**OK**	**Roofing in acceptable condition?:**	Yes	None
--Other:	**OK**			