Property Condition Report

Case Number:	292-529190	**Contract Area:**	2D
Current Step:	1c-Ready to Show Condition	**Address:**	1904 COMPTON HILL PL
Step Date:	09/21/2026	**City, St Zip:**	SAINT LOUIS, MO 63104-0000
HOC:	Denver		

Property Condition Report

Item Description/Condition	Item Functionality		Functionality/Test Notes
Cooling/Air-Conditioner: OK **--Heating/Furnace:** OK **--HVAC System Duct:** OK	**HVAC tested and functional?:**	Yes	power on at time of inspection
Electrical Wiring: OK **--Other:** OK **--Other:** OK	**Electric supply tested and functional?:**	Yes	power on at time of inspection. All electrical components responded
Stove/Range/Oven: OK **--Kitchen Cabinets:** OK **--Other:** OK	**Built-in appliances tested and functional?:**	Yes	electric on at time of inspection

				all appliances responded
Plumbing:	**OK**	**Water supply tested and functional?:**	Yes	no apparent leaks upon adding pressure
--Sink:	**OK**			
--Other:	**OK**			
Water Heater:	**OK**	**Water heater functional?:**	Yes	no rusting apparent
Sewer/Septic System:	**OK**	**Sanitary & plumbing system functional?:**	Yes	added water/antifreeze drains passed
--Toilet:	**OK**			
--Other:	**OK**			
Roof:	**OK**	**Roofing in acceptable condition?:**	Yes	2 story property could not get on the roof
--Other:	**OK**			