Property Condition Report

Case Number:	292-794523	**Contract Area:**	2D
Current Step:	1c-Ready to Show Condition	**Address:**	2109 BROWN RD
Step Date:	11/05/2026	**City, St Zip:**	SAINT LOUIS, MO 63114-0000
HOC:	Denver		

Property Condition Report

Item Description/Condition		Item Functionality		Functionality/Test Notes
Cooling/Air-Conditioner:	**OK**	**HVAC tested and functional?:**	Yes	responded when activated
--Heating/Furnace:	**OK**			
--HVAC System Duct:	**OK**			
Electrical Wiring:	**OK**	**Electric supply tested and functional?:**	Yes	all electrical components responded
--Other:	**OK**			
--Other:	**OK**			
Stove/Range/Oven:	**OK**	**Built-in appliances tested and functional?:**	Yes	all responded
--Kitchen Cabinets:	**OK**			
--Other:	**OK**			
Plumbing:	**OK**	**Water supply tested and functional?:**	Yes	after applying pressure it passed
--Sink:	**OK**			
--Other:	**OK**			
Water Heater:	**OK**	**Water heater functional?:**	Yes	no apparent leaks or rust
Sewer/Septic System:	**OK**	**Sanitary & plumbing system functional?:**	Yes	pouring water and antifreeze drain passed
--Toilet:	**OK**			
--Other:	**OK**			
Roof:	**OK**	**Roofing in acceptable condition?:**	Yes	inspected from ground level
--Other:	**OK**			