



CREATIVE MINDFUL RESOURCEFUL

FINDING A HOME CHECKLIST

ADDRESS:

AGENT CONTACT:

PRICE / RANGE:

INVESTMENT REQUIRED:

	NOT APPLICABLE	YES / GOOD ✓	NO / BAD ✓	HAS POTENTIAL FOR	NEEDS WORK	NOTES
VIBE						
We like the general vibe of the place	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
We have an emotional connection to the place	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
LOCATION						
In a preferred locale	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Close to amenities important to us	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
We feel like we could have a sense of community	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Easy transport routes for us	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Hobby and lifestyle opportunities close by	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
We like the neighbourhood	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Proximity to work	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Proximity to schools	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
REGULATORY						
Council zoning (suitable for intended use)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			Is residential use permitted?
Zone / planning overlays	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Easements and other regulatory limitations	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			i.e. Drainage easement on site?
Heritage listed or in a heritage precinct	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Building envelope limitations	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			Built on boundary, limits extensions?
Other planning scheme limitations	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
LAND						
Preferred size	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Will accommodate additional activities (i.e. productive gardens, home business)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Has northern aspect / good sun	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Has morning or afternoon sun	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Has a pleasant outlook / preferred view	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Suitable slope	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Has a suitable soil profile	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Existing vegetation	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Bushfire prone	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Service connections / off-grid	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Access and parking	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Privacy	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
HOUSE FEATURES						
Preferred amount of storeys	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Right amount of bedrooms	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Enough living space	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Kitchen	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Enough bathroom facilities	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Laundry / mudroom	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Study / home office	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Enough storage	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Other spatial requirements	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Preferred structural type	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Preferred heating type	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
OUTSIDE FEATURES						
Garage / shed / outbuildings	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			

Enough external storage	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Enough parking	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Gardens	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Productive gardens	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Fencing	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Water / tanks	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Dam / water course	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Native bush	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Space for pets (dogs / chooks / horses)						
KID/ INDIVIDUAL REQUIREMENTS						
Space to play	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Own room	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Tree to climb	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Monkey bars	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Studio space	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Outdoor shower / bath	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Any other kid requirements	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
CONDITION/ LIMITATIONS						
Existing building condition	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Needs alterations	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Needs extension	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Nom. investment required \$	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		\$	
POTENTIALS						
Gardens	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Orchard	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Improved aesthetics	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Improves sustainable features	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Future investment opportunities (subdivision)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Alterations	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Extension	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Sheds	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Outdoor living spaces	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
PRICE						
Is within my/ our price range	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Is within my/ our price range considering investment required	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
BONUS POINTS						
Supplementary heating	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Insulated	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Double-glazed windows	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
Any other bonus / wish list items	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
PRICE						
Property purchase price \$						
Nominal expenses (conveyancing, legal fees) \$						
Nominal alterations and additions cost/investment \$						
Do the above features of the property increase the required investment costs?						
Nominal total investment \$		\$0.00				

When considering purchasing a property we strongly recommend that you or your representative undertake proper due diligence. Consult your Conveyancer or other suitably qualified persons. Building costs are very hard to determine and are constantly changing. Information should be sought from a suitably qualified persons/source.

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