

What is the difference between an Appraisal and a Home Inspection?

The appraiser is not a home inspector nor does she/he do a complete home inspection. An inspection is a third party evaluation of the accessible structure and mechanical systems of a house from roof to foundation. The standard home inspector's report is very detailed and will include an extensive evaluation of all aspects of the home.

An appraiser looks at the home for any visible potential problems that may affect value, but does not do the extensive inspection that a whole house inspector / termite inspector / mechanical systems inspector would do.

