



INDEPENDENT PROPERTY INSPECTIONS

PRE-PURCHASE BUILDING INSPECTION

A clear, independent view before your next property decision.

REPORT REFERENCE

PBI-SAMPLE-260731

INSPECTION DATE

31 JULY 2026

SAMPLE REPORT · PROPERTY AND CLIENT DETAILS INTENTIONALLY OMITTED

Pre-purchase building inspection

A clear, visual summary for the next property decision.

REPORT REFERENCE	PBI-SAMPLE-260731
REQUESTED BY	Sample Client
INSPECTION DATE	31 July 2026
PROPERTY TYPE	Duplex
WEATHER	12°C · clear and dry
PREPARED BY	Provision Build & Inspect

Report purpose

A pre-purchase inspection provides a practical, independent view of the accessible property before your due diligence period ends.

Sample note: This document is a design sample. The requester name is included as a sample only; property identifiers are intentionally omitted.

What this inspection covers

This report records a visual, non-invasive inspection of readily accessible areas at the time of inspection. It is designed to help the client understand visible conditions, priorities and the next questions to ask.

Important limitations

Concealed defects may exist. No destructive or invasive testing has been undertaken. Services, appliances, plumbing, electrical systems and drainage are not functionally tested unless explicitly noted in the findings.

Independent advice

The report is prepared for the agreed client and purpose only. Where an issue is identified or suspected, advice from an appropriately qualified specialist should be obtained before relying on condition or repair cost.

Inspection findings at a glance

ROOF EXTERIOR	GOOD · No significant visible defects noted during the accessible inspection.
SITE & GROUNDS	FAIR · Monitor drainage paths and keep surface water directed away from the building.
CLADDING & JOINERY	FAIR · Minor maintenance observed. Keep sealants and flashings under review.
INTERIOR — GENERAL	GOOD · No significant visible concerns recorded in accessible rooms.
STRUCTURAL ELEMENTS	NOT ASSESSED · Assessment is limited to visible and accessible elements.

Priority key

Good — no significant concern noted. **Fair** — maintenance or monitoring recommended. **Further review** — obtain specialist advice before relying on the condition.

What to take forward

The sample inspection identified routine maintenance considerations and items that should be monitored as part of normal ownership. No conclusion in this sample should be read as a guarantee against defects or future deterioration.

Recommended next steps

1	Review exterior sealants, flashings and drainage as part of planned maintenance.
2	Ask for specialist advice if there are concerns about hidden moisture, structure or services.
3	Keep this report with the property records and use it to plan follow-up work.

Inspect Smart. Invest Smart.

Questions about a finding? Contact Provision Build & Inspect at +64 22 045 2700 or info@provisionbuildandinspect.co.nz.



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Thank you.

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For questions about this report, please contact

Provision Build & Inspect.

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