

Healthy Home Preventative Maintenance Checklist

The specialists at **A.W.E.**® created Healthy Home Month and the following healthy home maintenance checklist to encourage homeowners to pay attention to the simple steps anyone can take to ensure DIY maintenance steps help save money, improve indoor air quality, and extend the lives of necessary home functions including air, water and energy.



To arrange an A.W.E. inspection, call:
630-AWESOME (293-7663)

For more information, visit:
theAWEfactor.com

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HVAC Equipment	Spring	Fall	Annual	As Needed	Pro Needed
Inspect, clean, or change air filters				Once per Month	
Warm air furnace (merv 8)		●			●
Air Conditioner (central air merv 8)	●				
Dehumidifier	●				
Check for dirty coils and fans			●		●
Check thermostat settings				●	
Check and inspect the condensate drain	●				●
Check your central air conditioners refrigerant level	●				
Lubricate all moving parts	●				●
Tighten all electrical connections and measure voltage and current on motors	●				●
Check all gas (or oil) connections, gas pressure, burner combustion and heat exchanger		●			●

Attic	Spring	Fall	Annual	As Needed	Pro Needed
Check for signs of rodents, bats, roaches and termites		●			
Check for water damage		●			
Ensure insulation is in place		●		●	
Check that fans exhaust to outdoors by checking duct work connections			●		

Basement and Crawl Spaces	Spring	Fall	Annual	As Needed	Pro Needed
Check for wet surfaces, puddles	●	●			
Check sump pump and valves	●	●			
Check floor drain	●				
Vacuum basement surfaces	●			●	
Check for signs of rodents, bats, roaches and termites		●		●	

Plumbing Fixtures and Appliances	Spring	Fall	Annual	As Needed	Pro Needed
Check water hoses and connection			●		
Check dishwasher hoses for leaks			●		
Check toilet supply/shut off valve			●		
Clean and check refrigerator drip pan and ice maker connections			●		
Check the caulking around sinks, toilets, tubs and showers			●		
Check for cracked tiles, in the shower, around sinks or near water pipes			●		
Check hot water heater for leaks		●			
Check boiler for leaks		●			
Check water main/meter for leaks or sweating		●			
Clean septic tank			Every 2 Years		●
Check drain for leaks	●	●			
Check bath and kitchen fans operation	●	●			

Indoor Air Quality	Spring	Fall	Annual	As Needed	Pro Needed
Check Your Carbon Monoxide Levels		●			
Ventilate to Reduce Moisture and Pollutants				●	
Test A Home for Radon		●			
Control moisture by cleaning humidifiers regularly				●	
Replace Furnace Filters				●	
Install air filters to help clean the air in the home of allergies, viruses, pollen and dust mites			●		
Fix plumbing leaks and get rid of excess moisture		●			●
Annual Inspection		●			●

A healthy home is a healthier you.

Exterior Roof, Walls, and Windows	Spring	Fall	Annual	As Needed	Pro Needed
Check shingles are in good condition	•				
Check chimney and plumbing vents	•				
Make sure gutters discharge water away from building	•				
Check attic vents		•			
Check attic for signs of roof leaks	•				
Check for icicles and ice dams				•	
Look for signs of leaks where deck attaches to house	•				
Check exhaust ducts are clear	•	•			
Clean dryer vent	•	•			

Electrical Equipment	Spring	Fall	Annual	As Needed	Pro Needed
Check for damaged cords	•	•			
Test ground fault interrupters	•				
Test outlets and ensure sockets and switches are cool to the touch				•	
Check smoke and CO alarms	•	•			
Install safety devices such as RCDs, shuttered sockets and recessed outlets			•		•

Appliances	Spring	Fall	Annual	As Needed	Pro Needed
Clean kitchen range hood screens				•	
Clean dryer vents and screens	•				
Clean exhaust fan outlets and screens	•				
Clean outdoor air intakes and screens		•			
Clean air conditioning coils, and drain pans	•				•
Clean dehumidifier coils	•				
Clean and tune furnaces, boilers and hot water heaters		•			•
Clean and tune ovens and ranges		•			•

Yard and Exterior	Spring	Fall	Annual	As Needed	Pro Needed
Ensure water drains are away from house	•				
Ensure fence around pool intact	•	•			
Check for signs of rodents, bats, termites and roaches	•	•			
Drain outdoor faucets and hoses		•		•	
Clean window wells and check drainage	•	•		•	
Clean gutters	•	•			

A.W.E.® Everything You Need For Your Indoor Comfort.



- Furnaces
- Air Conditioners
- Boilers
- Roof Top Units
- Humidifiers

- Dehumidifiers
- Heat Recovery Ventilators
- Energy Recovery Ventilators

- Air Purification Systems
- Replacement Filters
- Central Air filters

- Heat Pumps
- Thermostats
- UV Systems
- HVAC Zoning



- Water Heaters
- Sump Pump
- Ejector Pump

- Emergency Backup Pumps
- Water Purification Systems

- Sewer Line Replacement
- Bathroom Fixture Replacement

- Repiping
- Drain Rodding



- Radiant Heat
- Generators
- Geothermal
- Surge Protection

- Freewatt Systems
- Solar Power Systems



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