

Property Defects Disclosure Statement

Date: [Insert Date]

To: [Buyer's Name]

Address: [Buyer's Address]

Property Address:

[Property Address]

Dear [Buyer's Name],

This letter serves as a disclosure regarding the current condition of the property located at the above address. As the seller, I would like to inform you about the following defects and issues that are present in the property:

Defects and Issues:

- Roof: [Describe condition, e.g., "Several shingles are missing and may require replacement."]
- Foundation: [Describe any cracks or stability issues, e.g., "There are visible cracks in the foundation walls."]
- Plumbing: [Describe any leaks or issues, e.g., "The kitchen faucet has a small leak."]
- Electrical: [Describe any problems, e.g., "Some outlets are not functioning."]
- HVAC: [Describe condition, e.g., "The heating system is older and may need servicing."]
- Mold: [If applicable, describe areas with mold, e.g., "There is a small spot of mold in the bathroom."]

I encourage you to conduct your own inspection to assess the property's condition thoroughly. Please feel free to reach out if you have any questions or need further information regarding these issues.

Thank you for considering this property. I look forward to your response.

Sincerely,

[Your Name]

[Your Contact Information]

[Your Address]