Property Condition Report

Case Number:	514-059776	**Contract Area:**	2D
Current Step:	1c-Ready to Show Condition	**Address:**	345 MATTHEWS AVE
Step Date:	10/22/2026	**City, St Zip:**	SAN ANTONIO, TX 78207-0000
HOC:	Denver		

Property Condition Report

Item Description/Condition		Item Functionality		Functionality/Test Notes
Cooling/Air-Conditioner:	**Missing**	**HVAC tested and functional?:**	N/A	No HVAC present
--Heating/Furnace:	**Missing**			
--HVAC System Duct:	**Missing**			
Electrical Wiring:	**Damaged**	**Electric supply tested and functional?:**	No	Breaker box missing breakers, nearly all electrical switches and receptacles missing
--Other:	**Damaged**			
--Other:	**Missing**			
Stove/Range/Oven:	**Missing**	**Built-in appliances tested and functional?:**	No	No appliances
--Kitchen Cabinets:	**Damaged**			
--Other:	**Missing**			
Plumbing:	**Damaged**	**Water supply tested and functional?:**	No	System never pressurized, multiple leaks at the water heather lines, broken lines
--Sink:	**Missing**			
--Other:	**Missing**			
Water Heater:	**Damaged**	**Water heater functional?:**	No	Water heather damaged, water lines broken from water heather to main house
Sewer/Septic System:	**Damaged**	**Sanitary & plumbing system functional?:**	N/A	Missing kitchen sink p traps
--Toilet:	**OK**			
--Other:	**OK**			
Roof:	**OK**	**Roofing in acceptable condition?:**	Yes	Visual inspection, all roofing components ok
--Other:	**OK**			