

GARAGE - CARPORT

Determining the heat resistance rating of firewalls is beyond the scope of this inspection. Flammable materials should not be stored within closed garage areas. Garage door openings are not standard, so you may wish to measure the opening to ensure that there is sufficient clearance to accommodate your vehicles. It is not uncommon for moisture to penetrate garages, particularly with slabs on-grade construction, and this may be apparent in the form of efflorescence or salt crystal formations on the concrete. You may want to have any living space above the garage evaluated further by a structural engineer, as it may be seismically vulnerable.

Type:

Attached, Three car.

Roof:

Condition:

Same as house.

Garage Door:

Material - Condition:

Metal - good overall condition.

Door Operator:

Automatic door opener(s)- operational, Automatic reverse feature is, operational.

Service Doors:



Hardware operational, **Damage noted** at the lower trim of door opening. Water seepage appears to be occurring.

Garage Walls:

Type & Condition:

Drywall, General condition appears serviceable.

Floor:

Condition:

Typical cracks noted. Good overall condition.