

MARTINS REAL ESTATE GROUP

GUIDES

Homeownership Essentials Guide

A practical guide to home maintenance, important documents, seasonal upkeep, household budgeting, and protecting your property's long-term value.

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Seasonal Maintenance

- Spring: roof and gutter inspection, grading, exterior caulking, AC service.
- Summer: irrigation check, deck sealing, window screens, pest prevention.
- Fall: furnace service, chimney, weatherstripping, shut off exterior taps.
- Winter: monitor ice damming, humidity levels and sump pump operation.

Budgeting

- Reserve 1%-3% of home value per year for maintenance and replacement.
- Track the age of roof, furnace, AC, and water heater to forecast big costs.

Documents to Keep

- Closing package, title insurance policy, survey and warranty paperwork.
- Contractor invoices and permits — they support value at resale.

Questions about your next move?

Book a complimentary consultation at martinsrealtygroup.ca/book