RestoPros of North Denver Shares Early Signs of Hidden Water Damage

November 04, 2026

DENVER, CO - November 04, 2026 -
RestoPros of North Denver, a family-owned restoration company, is sharing guidance this fall to help homeowners in Arvada, Broomfield, Thornton, and surrounding communities spot hidden water damage before it leads to mold. The effort focuses on problems that can go unnoticed for weeks, including damage from burst pipes, appliance leaks, and slow moisture buildup inside walls or under flooring.

The guidance draws on an article from the RestoPros franchise network about the early signs of hidden water damage. It centers on indicators homeowners can notice without special equipment. Those include yellow or brown stains on ceilings and walls, a musty odor that lingers after cleaning, flooring that cups or buckles, and a water bill that rises without any change in household use. Each can point to water collecting where it is hard to see, such as inside wall cavities, under finished flooring, or behind appliances.

"A lot of the calls we get start with someone saying they noticed a stain or a smell a few weeks back and figured it would go away," said Jason Bosse, owner of RestoPros of North Denver. "We'd much rather take a look early, while it's still mostly a drying job, than come in after mold has already started growing."

The U.S. Environmental Protection Agency notes that, in most cases, mold will not grow on wet or damp materials that are dried within 24 to 48 hours. The agency also points to wall cavities as the hardest spaces to dry out. A leak inside a wall can run well past that window before anyone notices, so the company encourages homeowners to act on early signs instead of waiting for visible damage.

Fall and winter bring added risk in Colorado. Frozen and burst pipes are a major source of the company's winter water damage calls, and heavier use around the holidays can strain water heaters, dishwashers, and washing machines. Basements and crawl spaces are common in homes across the area. A leak that starts there can stay hidden until it shows up as a stain, an odor, or a soft spot in the floor.

When a hidden leak is found, the company provides water damage restoration through an in-house team that handles water extraction, moisture detection and monitoring, and structural drying. Technicians use moisture meters and thermal imaging to map how far water has spread behind walls and under floors. For the plumbing repair itself, the company works with local plumbers through established referral relationships.

"If this helps someone catch a slow drip under the kitchen sink and fix it before it ever turns into a restoration job, that's the whole point," Bosse said. "Leaks usually leave clues before they get serious, and we want more people to know what those look like."

Founded in 2024, RestoPros of North Denver is a locally owned and operated member of the RestoPros franchise network. The company is a Certified Firm with the Institute of Inspection, Cleaning and Restoration Certification (IICRC), holding certifications in water, mold, and fire restoration. Its team brings more than 15 years of combined industry experience. Services include water damage restoration, mold remediation, crawl space encapsulation, storm damage cleanup, and fire damage restoration for residential and commercial properties, with around-the-clock emergency response.

With winter approaching, the guidance gives homeowners a clearer sense of which everyday signs deserve a closer look and why timing matters once they appear. Early detection can limit how far water spreads through a home and reduce the chance that mold becomes part of the repair.

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RestoPros of North Denver

RestoPros of North Denver provides 24/7 emergency restoration in Arvada, Broomfield, Thornton, and North Denver. Our IICRC-certified, locally owned team specializes in water, mold, fire, and storm damage and works with insurance for fast recovery.

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