

Book a Culpeper Home Inspection Now with New Area Business Bell Harig Home Inspection

January 31, 2020

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Bell Harig Home Inspections has now opened and is offering its services In Culpeper Virginia and to surrounding areas. Whether someone is buying or selling a home in this area, Bell Harig Home Inspections services will make sure that everyone involved in the transaction is adequately protected and informed.

Many people are not aware that roughly 86% of pre-sale inspection finds a problem that must be repaired prior to sale. Those are not always major problems, but they do create work that someone must undertake.

Most mortgage loan originators will require a property inspection before the sale can be closed. Unfortunately, when it is not required by a lender, some home buyers will elect to skip the inspection, as they see it as an expense that isn?t necessary. This can cause some very unpleasant surprises on down the line but by then there is generally no recourse.

The inspections include every inch of the property ? from the roof to the sub-basement. Even the electrical

wiring will be assessed. ?We have almost 60 years of combined experience in both residential and commercial buildings,? said Eric Harig, a founder of the company. ?We make sure that each part of the property is in the condition that the seller represents it to be in. This is a crucial part of buying a home.?

In addition to home inspections, Bell Harig also does radon testing. Radon is an odorless, colorless gas that over the long term can cause lung cancer for the people who are exposed to it consistently. The EPA has said that radon poisoning may be a more prevalent cause of death than drowning and house fires. Obviously, it is critically important that buyers have new properties evaluated for Radon.

Some media coverage has caused home buyers to believe that they only need to worry about radon in particular parts of the country. The truth of the matter is that nearly everywhere that there is soil, there are trace elements of the chemical uranium. When uranium decays, it gives off radon. The problem is that once radon gets into a house, today?s modern homes generally are so well insulated that the radon is kept inside; this is part of the health risk. There are two ways to test for radon: via an onsite, immediate test and by leaving a monitor in place and testing over time. Bell Harig?s trained and certified inspectors can explain the options when discussing the inspections.

Mr. Harig also said that the firm conducts sewer line inspections. ?When something like a tree root grows and blocks a line, it can be very difficult to find without the proper tools,? he continued. Bell Harig has a sewer scope ? also known as a sewer camera ? which may save a homeowner thousands of dollars if there is a line blockage. This is because it won?t be necessary to tear up lots of sewer lines to find the blockage as the camera will indicate exactly where the problem is located.

Bell Harig publishes useful information freely available on its website about the work that they do and the importance of it. Prospective clients can also book directly through the site or submit questions to the firm.

Mr. Harig said, ?We do suggest that both prospective sellers and buyers stay involved as we are inspecting the property because some of the problems that we might encounter could be a ?deal-breaker,? for the buyer.?

The purchase of a home or of commercial property is often one of the largest investments that a family or business makes. Being sure that the bases are covered via a professional property inspection is simply the best and safest choice.

Bell Harig Home Inspections states that they are available seven days a week and the open hours are 8 am to 8 pm, except Sundays, when they close at 5 pm. The company?s service area in Virginia is shown on the

map located here: https://www.google.com/maps?cid=3797755706293345424.

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For more information about Bell Harig Home Inspections, contact the company here:Bell Harig Home InspectionsEric Harig(540) 881-0550support@bellharig.comBell Harig Home InspectionsCulpeper, VA 22701

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Bell Harig Home Inspections provides residential inspection services including home inspections, radon testing, and sewer scope inspections to the northern and central Virginia region.

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