



**THE HIGHEST  
STANDARDS  
IN THE HOME  
INSPECTION  
INDUSTRY**

**Home Inspection  
Radon Gas Measurement  
Wood Destroying Insect**



## **ABOUT PINNACLE INSPECTION SERVICES**

Since 1999, Pinnacle Inspection Services has been providing unparalleled home inspection services throughout Northern New Jersey.

Pinnacle Inspection Services is committed to performing each home inspection to the highest industry standards.

We are dedicated to inform, educate and provide guidance to each home buyer or seller about the conditions of over 500 different components throughout the residential or commercial structure.

Our level of experience and unsurpassed level of professional, courteous personal service has enabled Pinnacle Inspection Services to become a leader in the home inspection industry as well as respected and revered by our peers.

Our Inspectors are members of the New Jersey Association of Licensed Professional Home Inspectors, Inc..As NJ-APLHI members, our inspectors continually participate in on going education and training to learn the latest developments in the home inspection industry.



**“Call To Speak With  
One Of Our Inspectors”**

**Office: 973-283-4414 • Fax: 973-283-2834  
or Visit Our Website  
[www.pinnacleinspectionsservices.com](http://www.pinnacleinspectionsservices.com)**

### **Pinnacle Inspection Services LLC**

2 Kiel Ave. Unit 134  
Kinnelon NJ 07405

Email: [pinnacleinspect@optonline.net](mailto:pinnacleinspect@optonline.net)  
NJ Licensed Inspector of Record  
Mark Cafiero License # 24GI30900



## **ENVIRONMENTAL & ANCILLARY SERVICES**

### **Radon Gas Measurement**

The USEPA has determined that radon gas is a radioactive cancer producing gas linked to lung cancer. Our NJ State Certified Radon Measurement Technicians can conveniently conduct your radon test during your home inspection.

### **Wood Destroying Insect**

As NJ State Licensed Professionals in the field of Wood Destroying Insect Inspections, our inspectors will conduct a visual inspection of the exterior and interior of the readily accessible areas of the structure. Our Inspector's level of experience will enable them to identify an infestation and recommend the best course of action needed.

### **Septic System**

Pinnacle Inspection Services LLC can conveniently schedule your septic inspection with an independent Qualified Professional Septic System Inspector. Our referral will provide you with a highly trained Septic Inspector with over 25 years of experience in inspecting, servicing, repairing and maintaining septic systems. Your Septic Inspector will perform the septic inspection and advise you on the proper care and maintenance techniques needed to keep your septic system healthy. Your Inspector will prepare a written report that will be included with your home inspection report.

### **Water Analysis**

Pinnacle Inspection Services offers a vast variety of water testing packages designed to meet all of your testing needs.

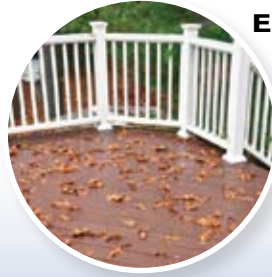




# INSPECTION ELEMENTS

## Home Inspection

A professional home inspection by Pinnacle Inspection Services will provide you with the knowledge needed to make the important decisions when buying, selling or maintaining a home. As a prospective buyer, knowing the conditions of the home prior to your purchase will allow you to feel confident in the decision making process during your purchase. Selling a home has never been easier. Our inspection services will give you a marketing advantage necessary to identify concerns that could delay the sale of your home. Our inspector's experience, technical knowledge and recommendations will help accelerate the sale of your home. Our services are complemented with the latest home maintenance recommendations enabling you to have a better chance of protecting your investment, allowing you to have pride of ownership.



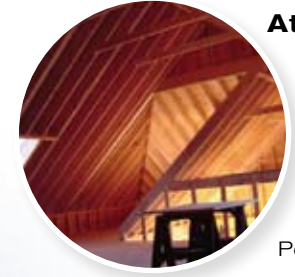
## Exterior Components

Site, Driveway, Walkways, Patios, Retaining Walls, Decks, Balcony, Porches, Staircases, Siding, Garage, Windows



## Roofing System

Coverings, Flashings, Drainage, Skylights, Chimney



## Attic Insulation & Ventilation System

Insulation, Ventilation, Water Penetration



## Interior Components

Walls, Ceilings, Floors, Doors, Stairs, Appliances, Fireplace, Counter Tops, Cabinets

## Electrical System

Service Entrance, Capacity, Main Disconnect, Distribution Circuitry, Grounding, GFCI, Switches, Receptacles, Light Fixtures, Interior Wiring



## Cooling System

Power Source, Controls, Condenser, Evaporator, Blower, Filter, Ductwork, Distribution Means



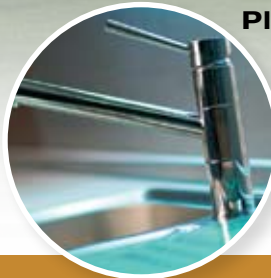
## Structural System

Foundation, Floor, Wall, Ceiling, Roof Construction



## Plumbing System

Source, Supply Piping, Drain Piping, Vent Piping, Interior Fixtures, Adequate Drainage, Functional Flow, Domestic Water Heating System



## Heating System

Type, Energy Source, Controls, Venting, Distribution Means



## Experienced Staff

Each of our inspectors have over a decade of home inspection and construction experience coupled with extensive technical knowledge and training. As Professional Licensed New Jersey State Home Inspectors, our inspectors follow the country's most stringent guidelines in accordance with the "Standards Of Practice" established by The New Jersey State Home Inspection Advisory Committee.

## The Report

Your inspector will prepare a comprehensive, educational written report outlining the conditions observed during the on-site inspection. Reports include detailed descriptions of the conditions of the property, pictures of deficiencies, complemented with recommendations for the best course of action needed. Reports are emailed or faxed to you, your lawyer and realtor within 24 hours after the inspection.