Land Buying Checklist

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# Tasks:

☐ **Before Buying Land**

☐ **Check the characteristics of the land - topography, views, natual elements.**

☐ **Check the size of the lot.**

☐ **Check if the house style selected will fit on the property.**

☐ **Check with local authorities whether you can build the type of home you want before committing to buying the land.**

☐ **Check what kind of access the land provides for delivery and construction.**

☐ **Determine the future infrastructure projects and construction of establishments pending in the area of your choice.**

☐ **Research zoning requirements to include set backs and side yard requirements.**

☐ **Obtain a natural hazard disclosure and look for soil problems.**

☐ **If the land is located near hills, check how likely is the land to move.**

☐ **If the land was once a swamp, ask neighbors about the condition of their foundations.**

☐ **Check the sufficiency of the utilities and amenities in the area.**

☐ **Find out the depth of your water table and determine the difficulty of digging.**

☐ **Check if natural gas is available or you will use LP.**

☐ **Make sure you have electricity and even cable or phone access in the land.**

☐ **Research deed restrictions.**

☐ **Check if there are any items that will need to be cleared or removed from the land.**

☐ **Check if the land has ever been farmed.**

☐ **Obtain your own appraisal to determine an appropriate price before making an offer.**