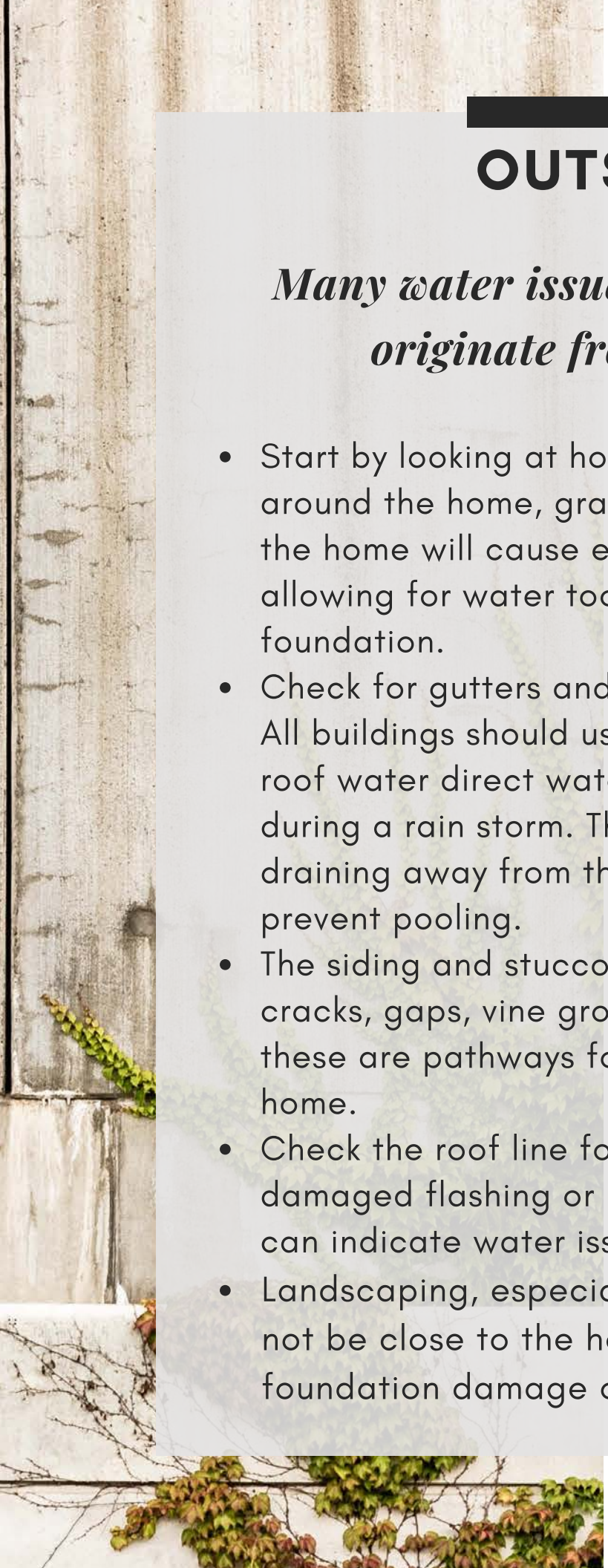
THE HOW TO FIND MOLD WHEN BUYING OR RENTING A HOME

THE MOLD GUY

For More Information Visit: www.themoldguyinc.com | 1-888- 351-9565

Learn How to Find Mold...

- Outside
- By Smell
- In Ceilings
- Around Plumbing
- In Bathrooms
- In Kitchen Appliances
- Check Utility Room Appliances
- Windows/ Doors
- In Basement/Crawl Space
- In Foundation walls
- In Heating/Cooling System (HVAC)
- In Radiators, Baseboards, Heaters
- In Your Attic



OUTSIDE

Many water issues inside a home originate from outside.

- Start by looking at how the land slopes around the home, grading that slope towards the home will cause excess water to pool allowing for water too slowly seep into the foundation.
- Check for gutters and downspout drainage. All buildings should use gutters to collect roof water direct water away from the home during a rain storm. These gutters should be draining away from the base of the home to prevent pooling.
- The siding and stucco should not have any cracks, gaps, vine growth or bubbling as these are pathways for water to get into the home.
- Check the roof line for any missing shingles, damaged flashing or heavy moss all of which can indicate water issues.
- Landscaping, especially large trees, should not be close to the home as the can cause foundation damage over time.

Smell

THE INITIAL SMELL UPON ENTERING A HOME CAN BE VERY TELLING. ANY NOTES OF MUSTINESS, EARTHINESS, OR GENERIC STENCH CAN SIGNIFY A DEEPER PROBLEM. AIR FRESHENERS ALSO MAKE IT A NO-GO DUE TO CHEMICAL SENSITIVITIES. (AND OFTEN THEY ARE COVERING UP SOME OF THE PREVIOUSLY MENTIONED SCENTS).

CEILINGS

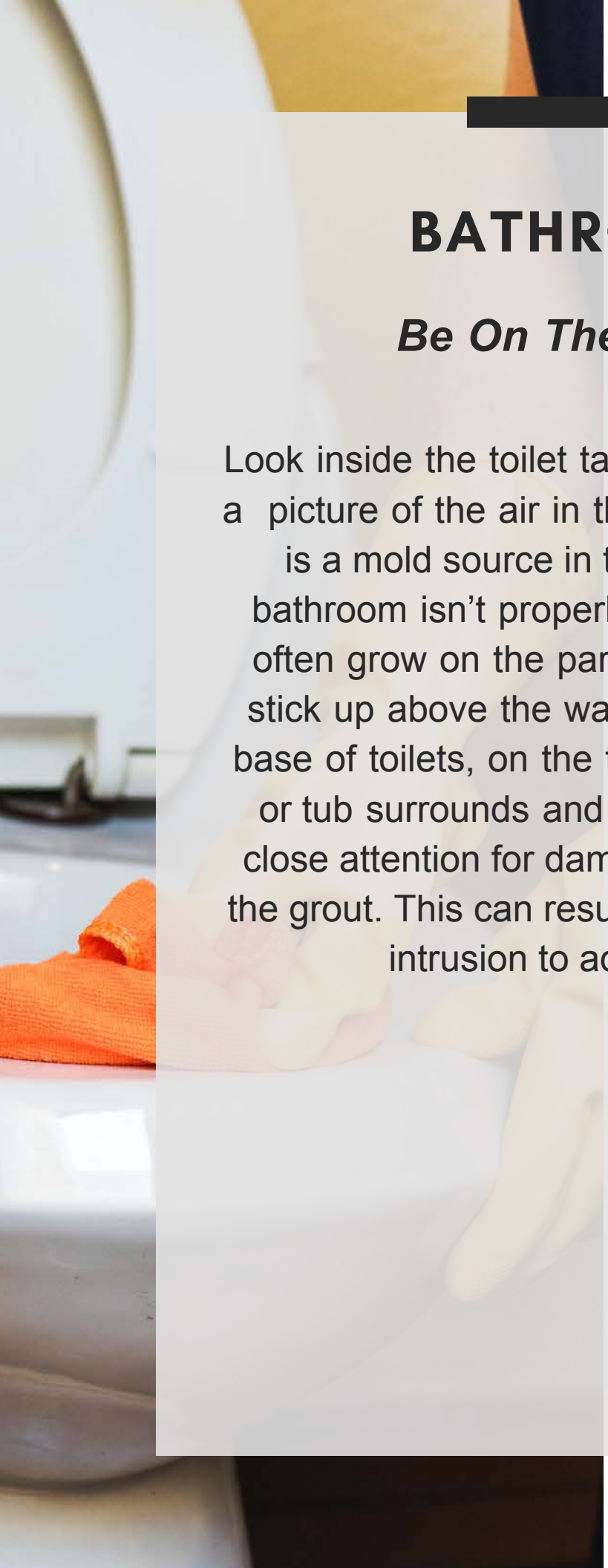
What To Look For

Check every ceiling for signs of water damage, especially closet

Since closets are usually closed off from the rest of the room, a leak above the closet can easily go unnoticed.

Plumbing

ONE OF THE MOST COMMON LOCATIONS FOR WATER DAMAGE IS IN THE CABINETS UNDER SINKS. CHECK FOR VISIBLE MOLD OR WATER DAMAGE UNDER EVERY SINK, WHETHER IT'S THE KITCHEN, BATHROOM, OR UTILITY ROOM. ANY EXPOSED PLUMBING GETS A ONCE-OVER AS WELL, CHECKING FOR EVIDENCE OF LEAKS OR FUNGAL GROWTH.



BATHROOMS

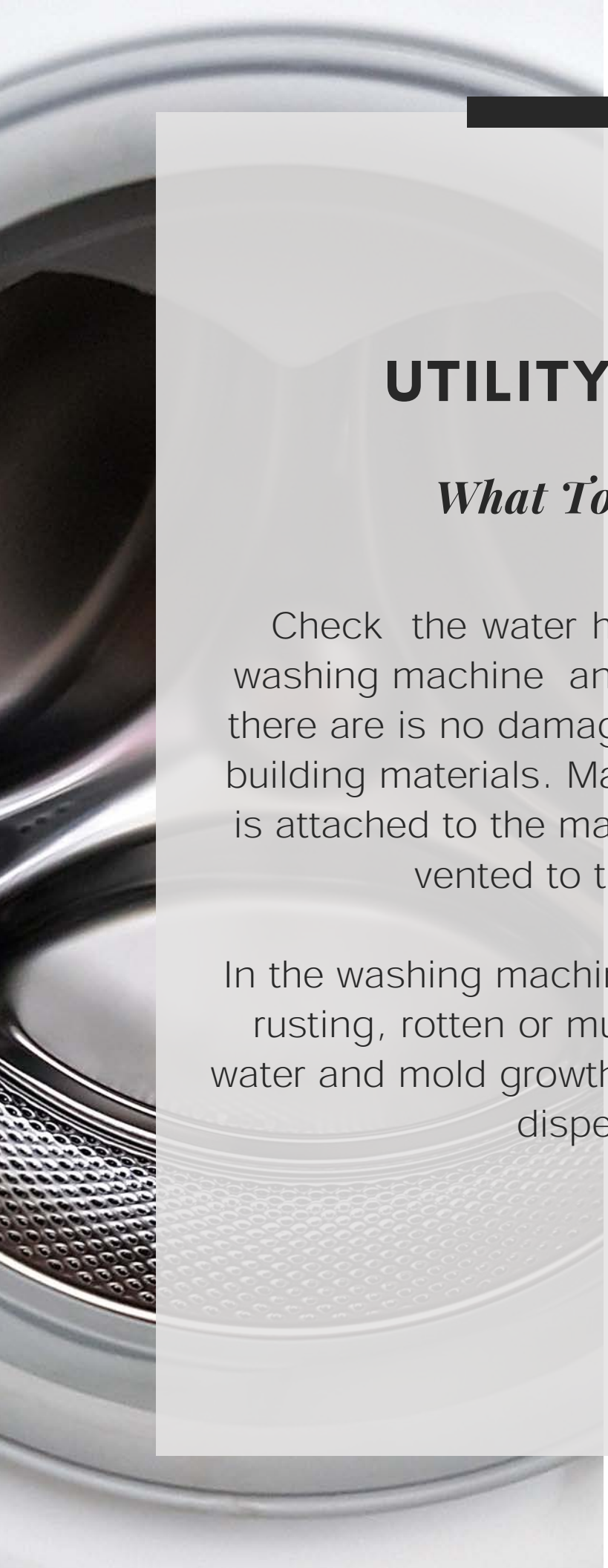
Be On The Lookout!

Look inside the toilet tanks. This will often give a picture of the air in the environment. If there is a mold source in the home and/or the bathroom isn't properly ventilated, mold will often grow on the parts inside the tank that stick up above the water. Check around the base of toilets, on the top edge of the shower or tub surrounds and on any caulking. Pay close attention for damage, cracks or gaps in the grout. This can result in pathways for water intrusion to adjacent areas.

Kitchen Appliances

Make sure to check the appliances closely. Start with the dish washer check the flooring, cabinetry and walls surrounding the machine for any signs of water damage or mold growth. In the dishwasher check for signs of rusting, rotten or musty odors, standing water and mold growth.

Next open the refrigerator and freezer, check the seals for damage or mold growth. Look in the ice, water dispenser and vents for mold or active leaks. On the outside of the refrigerator check the drip pan, make sure the water line is in good condition and verify there are is no damage on the surrounding building materials.



UTILITY ROOM

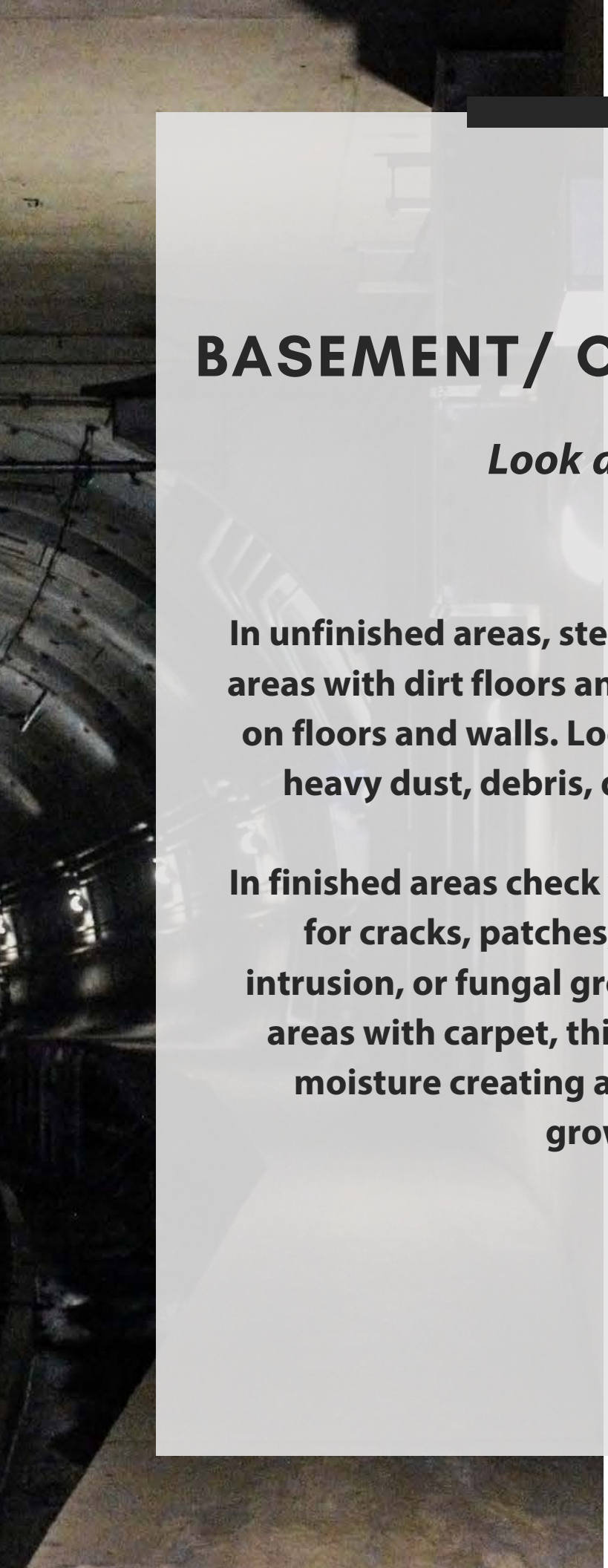
What To Inspect

Check the water hookups behind the washing machine and water heater, verify there are is no damage on the surrounding building materials. Make sure the drier vent is attached to the machine and is properly vented to the outside.

In the washing machine, check for signs of rusting, rotten or musty odors, standing water and mold growth in the gasket or soap dispenser.

Windows and Doors

CHECK WINDOWSILLS FOR WATER DAMAGE AND INSIDE WINDOW CASINGS AND SLIDING DOOR TRACKS FOR MOLD. MAKE SURE YOU CHECK THE FLOORBOARDS NEAR THESE AREAS FOR CUPPING OR WARPING, THIS IS A SIGN OF WATER DAMAGE.



BASEMENT/ CRAWL SPACE

Look at Both

In unfinished areas, steer clear from sub-grade areas with dirt floors and plastic vapor barriers on floors and walls. Look at the insulation for heavy dust, debris, dirt or discoloration.

In finished areas check walls, floor and ceilings for cracks, patches, evidence of water intrusion, or fungal growth. Avoid basement areas with carpet, this can lead to trapped moisture creating a condition for mold growth.

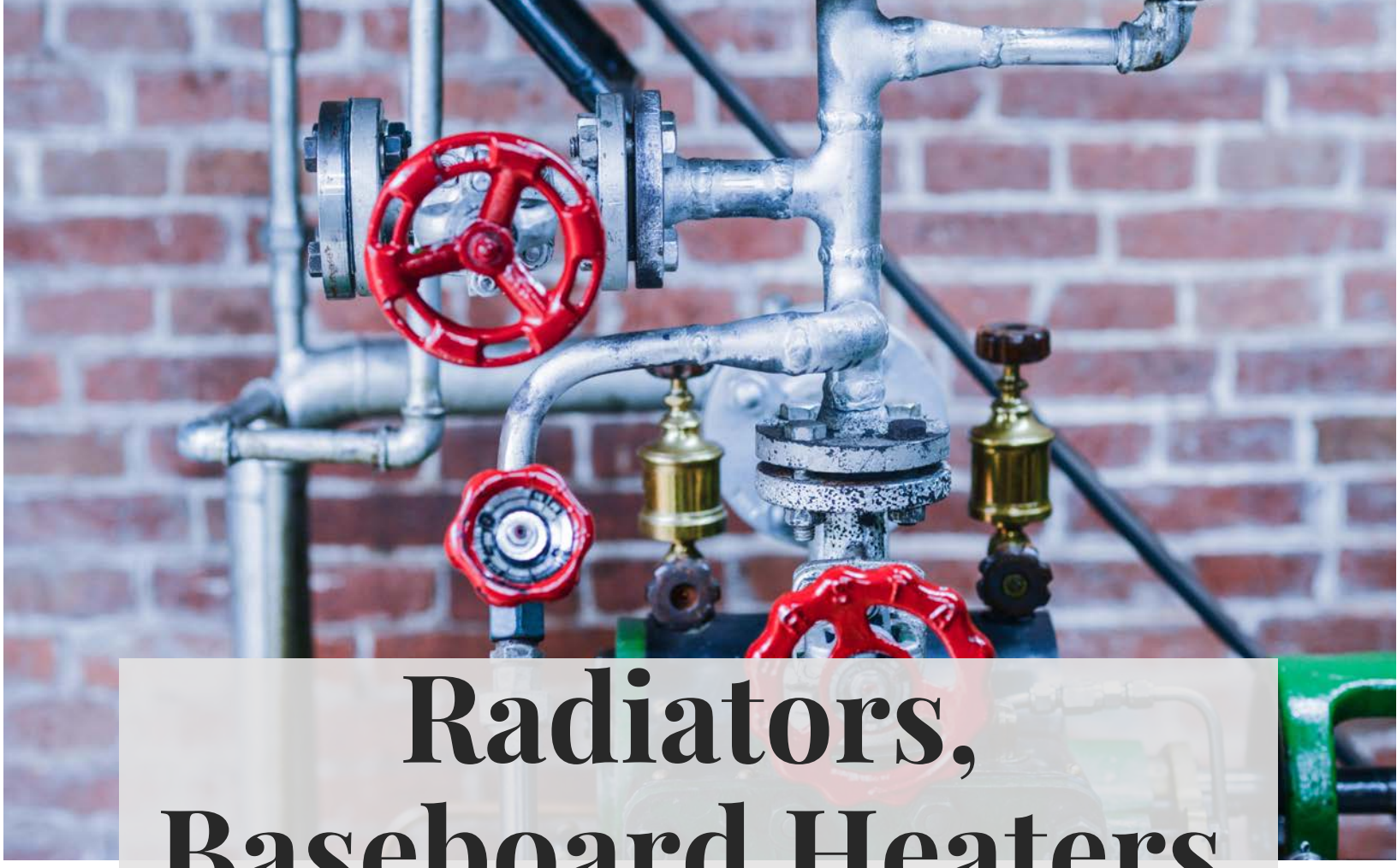
Foundation Walls

WHILE IN THE BASEMENT AREAS, LOOK FOR YELLOW, BROWN OR BLACK SPOTS AND/OR A WHITE POWDER LIKE SUBSTANCE ON THE FOUNDATION WALLS. THIS IS AN INDICATION OF A WATER PROOFING ISSUE THAT CAN LEAD TO MOLD GROWTH IN THE AREA.

HEATING AND COOLING SYSTEMS

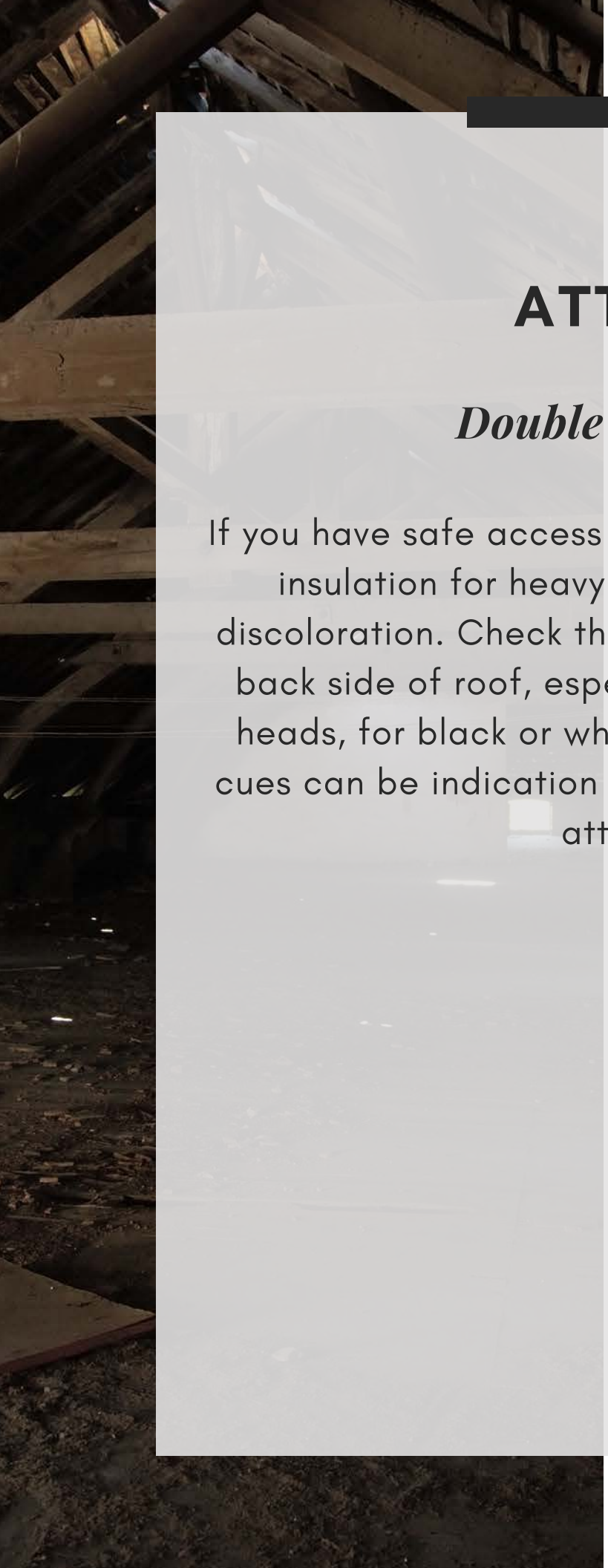
Look At Both!

Check the filter and vents for excessive dirt, dust or debris. If not properly maintained this can be a sign that the rest of the machine is likely impacted.



Radiators, Baseboard Heaters or Steam Pipe Heaters

CHECK THE FLOOR BOARDS NEAR THESE AREAS FOR CUPPING, BUCKLING OR WARPING, THIS IS A SIGN OF WATER DAMAGE. ALSO TAKE NOTE ON THE WALLS AND CEILINGS IN THE AREA, IF YOU OBSERVED DISCOLORATION, BUBBLING OR PATCH WORK AROUND THE HEATER IT CAN INDICATE A CURRENT OR PREVIOUS WATER EVENT.



ATTIC

Double Check!

If you have safe access to the attic, look at the insulation for heavy dust, debris, dirt or discoloration. Check the exposed framing and back side of roof, especially around the nail heads, for black or white spots. These visual cues can be indication of a big problem in the attic!

Still Unsure?

OUR FOCUS IS TO HELP GUIDE THOSE WITH COMPLEX MEDICAL ISSUES BACK TO HEALTH THROUGH THE ENVIRONMENTAL ASSESSMENT OF THEIR HOMES AND BUILDINGS.

WE IDENTIFY SOURCES OF MOLD, MYCOTOXINS, AND OTHER INDOOR ENVIRONMENTAL PATHOGENS.

THEN CREATE ROADMAPS FOR RESTORATION, CONTINUED MAINTENANCE, AND PROPER RE-BUILD AND DESIGN.

CALL US TODAY TO SPEAK WITH AN INDOOR ENVIRONMENTAL PROFESSIONAL ABOUT OUR PROCESS IN MORE DETAIL, AND HOW WE CAN HELP!

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