

How to simplify your Escrow:

Make sure your city Presale Inspection Reports are completed.

The cities listed below require presale inspections of properties sold within their boundaries. Each cities requirements vary. For specific information regarding these requirements please contact the cities Building & Planning Dept.

Azusa	Real Property Records Report	626-812-5265	\$118-\$237
Bell	Presale Inspection Report	323-588-6211	\$200
Belvedere	Residential Building Record Report	415-435-3838	\$300
Beverly Hills	Sale of Property Affidavit	310-285-1141	NO FEE
Burbank	Retrofit upon sale Cert. of Completion	818-238-3700	NOFEE
Carpinteria	Inspection on Sale Report	805-684-5405 x 451	Currently not required due to COVID-19
Cathedral City	Smoke Detector Inspection	760-770-8200	Currently not required due to COVID-19
Chico	Energy Retrofit Inspection	530-879-6700	Cost varies
Compton	Presale Inspection Report	310-605-5509	\$129 SFR plus \$105 per additional unit
Corte Madera	Application for Report of Residential Record	415-927-5062	\$130
Cudahy	Presale Inspection Report	323-773-5143	\$255 and up
Culver City	Report for Residential Building Records	310-253-5800	\$96-\$128
Daly City	Residential Req. Report Request	650-991-8061	\$150
Davis	Resale Inspection Report	530-757-5610	\$438—\$613 & \$85 for self certification
Del Rey Oaks	Residential Property Report	831-394-8511	\$250 for SFR and multi-family
El Monte	Property Inspection Report	626-580-2050	\$391.50 for single unit, \$175 each add
Gardena	Property Information Report	310-217-9530	\$435-\$552
Hawaiian Gardens	Presale Inspection Report	562-420-2641	\$174-\$335
Hermosa Beach	Report for Residential Building Records	310-318-0235	\$286.76
Huntington Park	Residential Presale Inspection Program	323-584-6271	\$60 and/or \$105
Inglewood	Presale Inspection Report	310-412-5294	\$263 & up
Lawndale	Residential Property Report	310-973-3230	\$240
Laguna Beach	Real Property Report	949-497-0714	\$400
Livermore	Report of Residential Building Records	925-960-4410	\$94
Lomita	Presale Report (No for Condos/Townhomes)	310-325-7110	\$255 & up
Long Beach	Garage Inspection Report	562-570-6651	\$105 & up per unit
Los Angeles (City)	9A - Residential Property Report	213-482-6777	\$70.85 per parcel
Lynwood	Presale Real Property Report	310-603-0220 Ext 289	\$276
Manhattan Beach	Residential Building Report	310-802-5505	\$340
Marina	Residential Building Reports	831-884-1214	\$185
Maywood	Presale Home Inspection	323-562-5723	\$110
Monterey	Residential Property Inspection	831-646-3891	\$143.00 & up
Newport Beach	Report of Residential Building Records	949-644-3288	\$198 & Reinspection fee is \$131
Oxnard	Report of Building Records	805-385-7840	On hold from COVID-19
Palos Verdes Estates	Real Property Records	310-378-0383	\$145.77
Pasadena	Occupancy Inspection Program	626-744-4633	\$150
Piedmont	Housing Records Search	510-420-3050	\$62
Port Hueneme	Residential & Commercial Records	805-986-6500	\$48 \$119 with 30 min. inspection
Redondo Beach	Report of Residential Building	310-318-0636	\$130
Rolling Hills Estates	Presale Inspection Report	310-377-1577	\$200-\$300
Ross	Residential Building Report	415-453-1453 ext 106	\$325 & up
Salinas	Residential Property Report	831-758-7253	\$69.30
San Fernando	Residential Property Presale Inspection	818-898-1227	\$240.00
San Francisco	Report of Residential Building Records	415-558-6080	\$148
San Marino	Residential Compliance Certificate	626-300-0700	\$70
San Pablo	Residential Health & Safety Inspection	510-215-3030	\$476
Santa Monica	Report of Residential Building Records	310-458-8355	\$302
Sausalito	Residential Building Record Report	415-289-4136	\$490
Seaside	Real Property Disclosure Report	831-899-6736	\$159.00
Signal Hill	Residence Inspection Program / 4+ units only	562-989-7348	4 units \$555 / 5-10 units \$694 / 10 units \$1,389
South Gate	Presale Inspection Report	323-563-9500	\$72 or 2-3 Work Day Rush \$434
Thousand Oaks	Report of Residential Building Records	805-449-2500	\$82
Torrance	Smoke Detector Certificate of Completion	310-618-5898	None
Ventura	Report of Building Records	805-654-7874	\$84

**For the following cities please see Requirements for City of LA: Brentwood, Canoga Park, City of Industry, Pacific Palisades, Playa Del Rey, San Pedro, Van Nuys, Venice, Westchester, Westlake Village, Wilmington

