

What To Look For When Buying An L.A. Condo

- Number of units in the condo complex?
- Percentage of owner-occupants?
- Percentage of unsold units?
- Monthly homeowner association dues?
 - What do dues cover?
 - How often have dues been increased?
 - Any anticipated increase in dues?
 - How many homeowners are delinquent in paying dues?
- What does homeowner's association insurance cover?
- Will you need additional insurance coverage?
- Is homeowner association professionally managed?
- Amount in the association reserve account?
- Any large expenses anticipated?
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- Is the association involved in litigation (status and likely resolution)?
- Are pets allowed in the Los Angeles condo building?
- Can you rent your unit out?
- Are there restrictions that'll cramp your style?
- How many parking spaces are included?
- How many storage spaces are included?
- What common facilities are included?
- What do current owners like best about the complex? (Interview current owners).
- What do current owners like least about the complex?
- How is the soundproofing?
- How are water pressure, heating systems, etc.?
- Does the developer have a good reputation?
- Are sales prices going up or down?
- How active are sales?
- Attend homeowner's association meeting in your Los Angeles condo building.
- Review covenants, conditions, and restrictions.
- Review bylaws and articles of incorporation, or have an attorney review them.