



Mold Air Sampling (Airborne Spore Screening)

Optional Add-On Service | Independent Certified IAQ Professional

What This Service Includes

- Collection of indoor air samples to measure airborne mold spore concentrations
- Collection of an outdoor control sample for environmental baseline comparison
- Use of calibrated air sampling equipment
- Laboratory analysis by an accredited environmental laboratory
- Optional surface lift-tape sampling, when a visible area of concern is present, for laboratory identification of mold type on that surface
- Written report summarizing laboratory findings and airborne spore data

What This Service Does NOT Include

- Mold inspection, mold assessment, or determination of contamination
- Invasive or destructive investigation
- Identification of hidden mold within building materials
- Remediation protocols or corrective action plans
- Guarantee of future indoor air quality conditions

Why Some Buyers Elect Air Sampling

- Independent environmental data during due diligence
- Homes with basements, crawlspaces, or prior moisture concerns
- Musty odors or disclosed water events
- Added clarity and peace of mind during a real estate transaction

Important Information

- Air sampling measures airborne mold spores at the time of collection only
- Results reflect conditions only at the time samples are obtained
- If elevated spore levels are reported, consultation with a qualified mold assessment or remediation professional may be considered
- A separate service agreement is required prior to sampling
- This service is optional and independent from the home inspection