



General Assembly

January Session, 2025

Proposed Bill No. 5173

LCO No. 1171



Referred to Committee on INSURANCE AND REAL ESTATE

Introduced by:
REP. TURCO, 27th Dist.

**AN ACT PROHIBITING RESIDENTIAL REAL PROPERTY
TRANSACTIONS THAT CONDITION THE SALE OF PROPERTY ON
HOME INSPECTION LIMITATIONS.**

Be it enacted by the Senate and House of Representatives in General
Assembly convened:

- 1 That the general statutes be amended to prohibit a seller of residential
- 2 real property from (1) conditioning the sale of such property on the
- 3 prospective buyer waiving or limiting a home inspection of such
- 4 property, or (2) accepting an offer from such prospective buyer if such
- 5 seller has been informed in advance that such prospective buyer intends
- 6 to waive or limit such prospective buyer's right to a home inspection of
- 7 such property.

Statement of Purpose:

To prohibit a seller of residential real property from (1) conditioning the sale of such property on the prospective buyer waiving or limiting a home inspection of such property, or (2) accepting an offer from such prospective buyer if such seller has been informed in advance that such prospective buyer intends to waive or limit such prospective buyer's right to a home inspection of such property.