

The ADU Readiness Checklist

A two-part, honest self-assessment. First, whether your property physically supports an ADU. Second, whether an ADU actually serves your goal. Check the boxes, then you'll know exactly where you stand — before you spend a dollar.

Part 1 · Does your property physically support one?

You don't need acreage. A short feasibility review answers 80–90% of “will my lot work?”

- Lot size & setbacks**
How much usable space remains after required distances from property lines. Even modest lots often work.
- Existing structures**
A garage or unused structure can become the lowest-cost ADU on the block (a conversion).
- Utilities**
Where your water, sewer, and electrical run. A cost factor — rarely a dealbreaker.
- Access**
Can crews reach the build area? Backyard access affects method and cost.
- Zoning & overlays**
Most residential zones allow ADUs by California state law; specifics shape what's possible.

Part 2 · Does an ADU serve your actual goal?

Circle the goal that fits you best — it points to the right type of ADU.

- Rental income** A detached or garage-conversion ADU with a private entrance maximizes rentability.
- Housing family** Prioritize single-level access, privacy, and a layout that feels like a real home.
- Home office / studio** A smaller attached ADU or Junior ADU is often the fastest, most affordable path.
- Long-term value** Think layout flexibility and finishes that appraise well.

Your honest read: if most Part 1 boxes are checked and one Part 2 goal is clear, you're a strong candidate. The remaining unknowns are exactly what a free feasibility review resolves — replacing “I think so” with “here's what's possible on your specific lot.”

Want a professional to look at your specific address?

A free feasibility review replaces every “I think so” with a clear answer for your lot. No pressure.

[Book your free consultation →](#)