

Top 5 Ways to Spot or Prevent a Potential Water Leak

Canberra experiences below zero temperatures regularly in Winter time. Our business is inundated with emergency calls on cold frosty mornings from our clients experiencing a water leak. Follow these steps to help prevent

1. Naked pipes – cover them up would ya!

Ensure all exposed water pipes are insulated. Foam insulation (lagging) around exposed pipes helps to keep the cold air from freezing the water inside the pipes. We all know what happens when water freezes...it expands inside the pipe, causing the pipe to burst. Insulating pipes located outside, in the roof or in unheated areas is recommended.

2. Evaporative Cooling – drain that baby down.

We won't need our evaporative cooling for a while now. By draining the water out of the water lines and inside the unit, you will avoid the water freezing and again, causing the water supply to burst. Evaporative cooler water supply lines are a common emergency that we attend to in the Winter as the water generally will leak into the ceiling space and out through your light fittings. Something we all want to avoid!

3. Irrigation – drain it down too and tuck it up!

Turn irrigation systems off. Through the Canberra Winter, we typically do not have our irrigation systems working regularly. By turning off your timed irrigation systems and draining out the excess water, your irrigation will stand a better chance when empty, tucked up and protected from the cold. This can also be applied to hoses for your garden taps. They should be disconnected and rolled up out of the cold.

4. Electric Hot Water Systems – give it some love and attention. It works hard all year.

Electric Hot Water Systems are often outside, defenceless against the Winter chill. Check for any leaks from the valves or tank on a regular basis. The cold weather will often push an old unit into retirement. Most valves on an electric hot water system have a 5 year life expectancy. A tank will have a life span of anywhere between 10-15 years.



5. Underground water leaks – if it's green and wet, what is it?

If you have a patch of grass in your lawn that is suspiciously green, or very soggy you may have a water pipe underground that is leaking. A simple test (for larger leaks) is to take note of your water meter reading before going to bed and check it again first thing in the morning. If you have a large difference in the reading, you may have a water leak.

If you'd like to find out more, or if you have a water leak at your property, **contact us today on 6288 5123**

