

### CHECK OUT REPORT

<b>PROPERTY:</b>	Flat 21, Somewhere	<b>Date:</b> 31.07.17
<b>TENANT:</b>	Mr & Mrs Smith	<b>Not Present</b>
<b>ELECTRIC METERS:</b>	005770	<b>Serial no:</b> xxxxxx
<b>GAS METER:</b>	01851	<b>Serial no:</b> xxxxxx
<b>Tenancy start Date:</b>	17.09.16	( 10 Months)

**This report should always be read in conjunction with and with specific reference to the original, or the signed and agreed inventory prepared for this tenancy.**

**GENERAL CONDITION:** Property requires further attention to the areas listed in this report to return it to the standard noted on the inventory at the start of the tenancy.  
Professional cleaning required. **TT**

**Standard of cleaning at check out:** Good Domestic / Domestic  
**Standard of cleaning at start of tenancy:** Professional

#### GENERAL

**Décor Walls:** Further light marking in keeping with FWT.  
Lounge has several filled holes to right of patio and left hand wall. **TT**  
Bedroom – discoloured to right hand corner. **PM**

**Ceilings & Coving:** Cobwebs require cleaning. **TT**  
Paint flaking over shower. **M**

**Lights & Shades:** Require dust off. **TT**

**Doors, Handles and Frames:** Require wipe and polish off to include front door. **TT**

**Sockets / Switches:** Dusty and require cleaning and polishing off. **TT**  
X 1 switch cracked to left of door. **PM**

**Radiators /Heaters:** Dusty and require cleaning and polishing off. **TT**

**Skirting boards:** Dusty and require cleaning and polishing off. **TT**

**Exposed surfaces:** Dusty and require cleaning and polishing off. **TT**

**Sofas/ chairs:** Dusty and require vacuuming. **TT**  
Further wear / rubbing and some discolouration to fabric surfaces. **PM**  
Scatter cushions – covers grubby. **TT** X1 splitting by zip. **M**

**Mattresses:** Some light sweat type staining. **TT**

**Mattress Protectors:** Not found. **R, TT**

**Wardrobe:** Many hangers left inside. **TT**

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**FWT** – Fair wear & tear

**R** - Repair or replace (as appropriate)

**TT** – Tenant responsibility

**M** - Maintenance

**LL** – Landlord responsibility

**PM** – Property Manager / Landlord to assess / investigate

<b>Curtains:</b>	Vacuum upper levels. <b>TT</b>
<b>Blinds:</b>	Venetian blinds slightly dusty. <b>TT</b>
<b>Carpets:</b>	Require more thorough vacuum particularly behind and around furniture. <b>TT</b> Hall and lounge grubby and 2 faded stains to lounge by sofa and on entrance – require cleaning. <b>TT</b> <b>Note: carpets have not been cleaned. PM</b>
<b>Flooring:</b>	Requires further cleaning. <b>TT</b>
<b>Pictures / Mirrors:</b>	Dusty and require cleaning and polishing off. <b>TT</b>
<b>Furniture surfaces:</b>	Dusty and require cleaning and polishing off. <b>TT</b> Bedside cabinets have further water staining. <b>TT</b> Small glass coffee table – chip to corner. <b>TT</b>

### **KITCHEN**

<b>Floor/s:</b>	Requires further cleaning. <b>TT</b>
<b>Cupboards:</b>	Require further cleaning and polishing off. <b>TT</b>
<b>Work surfaces:</b>	Require further cleaning and polishing off. <b>TT</b>
<b>Hob:</b>	Requires further cleaning and polishing off. <b>TT</b>
<b>Oven &amp; Grill:</b>	Requires further cleaning and polishing off. <b>TT</b>
<b>Extractor:</b>	Very greasy - requires further cleaning and polishing off. <b>TT, LL</b> X1 light not working. <b>TT, R</b>
<b>Fridge:</b>	Requires wipe & polish off. <b>TT</b>
<b>Freezer:</b>	Requires wipe & polish off. <b>TT</b>
<b>Sink/s &amp; Taps:</b>	Require further cleaning and polishing off. Light scale. <b>TT</b>
<b>Washing Machine:</b>	Requires further cleaning and polishing off. <b>TT</b>
<b>Dishwasher:</b>	Requires further cleaning and polishing off. <b>TT</b>
<b>Tiles / Splash-backs:</b>	Require further cleaning and polishing off. <b>TT</b>
<b>Sockets / Switches:</b>	Require further cleaning and polishing off. <b>TT</b>

### **BATHROOM/S:**

<b>Floor:</b>	Requires further cleaning and polishing off. <b>TT</b>
<b>Hand Basin:</b>	Require further cleaning and polishing off. Light scale. <b>TT</b>
<b>WC:</b>	Requires further cleaning and polishing off. Light scale. <b>TT</b>

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**Bath:** Require further cleaning and polishing off. **TT**

**Shower:** Requires further cleaning and polishing off. Scaled. **TT**

**Taps:** Require further cleaning and polishing off. Scaled. **TT**

**Wall Tiles:** Require further cleaning and polishing off. Scaled / grout discoloured. **TT**

**Fittings:** Require further cleaning and polishing off. **TT**

**Mirrors & Shaver Lights:** Require further cleaning and polishing off. **TT**

**Shower Screen:** Requires further cleaning and polishing off. Scaled. **TT**

**Extractor:** Requires further cleaning and polishing off. **TT**

### **WINDOWS**

**Inside:** Require cleaning. **TT**

**Outside:** Require cleaning. **PM**

**Frames:** Require cleaning. **TT**

**Sills:** Require cleaning. **TT**

Hall store cupboard: Vacuum required and brolly left in here. **TT**

**Welcome Pack:** Yes

**Smoke Alarms:** Tested for power supply only. Number: 1      Sound Emitted: YES

**KEYS:**      **Office set**      **Office:** Lime Tree Mews  
+ 2 x **TT** sets found in property



**NOTE:** The detail in this report is suggested action and the terms of the tenancy agreement or other factors may affect the findings of the report.

Marchwell reserve the right to return to the property to list any further discrepancy / damage that may become apparent after cleaning has been completed. Property Manager to inform whether further visit is required before deposit is returned.

Whilst all care and diligence has been taken to provide a fair and accurate report of the condition of the property and contents, we will not be held responsible for any items missed or damage not seen after 7 days of the date of this report.

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