

Check Out



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Prepared on behalf of Paramount Properties

Property inspected by James Wilson

Address

Example
Check-out
Report



Carried Out

**April
3rd 2025**

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Disclaimers

1. WILSON INVENTORIES SERVICES covers the property only to the extent that the condition of the premises permits. It only extends to the parts of the premises that are readily accessible. All other parts of the premises i.e. attics, garages, lofts and communal areas that are not relevant to the inventory, are specifically excluded.
2. This document is considered to be an accurate assessment of the contents and condition of the property. You have 14 days from the date of this report to notify us in writing of any amendments you wish to make. These should be sent to james@wilsoninventories.co.uk. If no amendments are received within this time you are deemed to have agreed with the contents of this report. Amendments will only be made to the report with all parties' agreement. It is the responsibility of the Landlord and Tenant to agree to amendments prior to sending any request to WI.
3. Unless the Inventory is carried out in daylight hours, the exterior and belongings will not have been inspected.
4. If a garden needs inspecting WI will endeavour to mention plants and shrubs however WI considers plants to be perishable.
5. Lighting, electrical appliances, machinery and other similar items will be tested where practical, and in any event for power supply only. Burglar alarms and panic alarms are not tested.
6. Carpets, rugs and other floor coverings have been inspected to the extent that they are sufficiently clean so that stains and markings, including burns and other damage can be readily identified.
7. Unless otherwise stated in writing, items in boxes, plastic sacks and other containers are assumed to be awaiting removal and are specifically excluded from the inventory.
8. All items are described only so that they can be identified. Sizes of objects are given only as approximate and are purely an aid for identification.
9. It should be noted that the compiler of this report is not an expert in fabrics, woods, materials, antiques, etc and not a qualified surveyor. This inventory should not in any way be used as a report for valuation purposes for the premises and its contents or as a structural survey report.
10. Every effort has been made to carefully check the property and its contents, however, WI representative cannot move extremely heavy Contents, nor can we undertake to attempt entry to inaccessible places. Our clerks will not report on areas such as overcrowded drawers & cupboards.
11. The WI representative is not aware of recently bought items. New is only stated if the item is still within packaging. This inventory has been compiled on the basis that, unless otherwise stated, an item is free from visible soiling, defects or damage.
12. Newspapers, magazines, perishables, houseplants are not included unless specifically requested. Books, compact discs, DVDs, videotapes and other similar items will not be listed individually but will be stated as 'collections'.
13. Properties containing large amounts of assorted crockery, cutlery, glasses etc will not have items listed individually but will be listed as "assorted items".
14. The person preparing the Inventory is not an expert in The Fire and Safety Regulations in relation to soft furnishings. It assumes that all furnishings & fabrics have been checked by the landlord and/or managing agent to ensure they comply with the relevant regulations at date of compilation.
15. Any Inventories compiled with the tenants in situ may contain inaccuracies for which we cannot be held responsible.
16. Smoke alarms will be listed on the inventory but will only be tested for sound in accordance with the legislation of October 2015 and only where practically possible to do so. Liability for ensuring the property complies with the legislation remains with the Landlord.
17. Meter readings can only be taken if meters are accessible and clearly marked. Otherwise the reading must be taken by the relevant boards.
18. It is essential that all items are returned to respective rooms as listed on the original Inventory before the Check Out is due to be carried out. Where items have not been returned to their original position and are not easily seen they may be noted as "Not Seen" on the Check Out and their replacement may be charged for.
19. All personal items should be removed prior to the Check Out and the tenant should be ready to vacate the property at the end of the Check Out returning all sets of keys.
20. Unless otherwise stated, the report was carried out at the date and time stated on the front cover and all photos were taken during the inspection.
21. Blinds in the premises are visually checked. We are unable to verify that the blinds comply with child safety requirements of BS EN 13120:2009 + A1:2014 placed on the manufacturer, supplier and professional installation of internal window blinds.

1. SCHEDULE OF CONDITION		
Ref	Name	Condition
1.1	Decorative Order	General good decorative order Few loose door handles
1.2	Ceilings	General good condition Few scuff marks
1.3	Lights	All working
1.4	Walls	Few scuff marks and shading
1.5	Windows & Sills	Generally good, functional order Few light marks to sills
1.6	Curtains / Blinds	Minor paint marks, scuffs and light shading Creasing and fraying to blind edges
1.7	Woodwork	Good condition throughout
1.8	Flooring	Scratches and scrapes Aged floorboards
1.9	Kitchen & Appliances	Minor food debris to interior of draws Most appliances clean and tested
1.10	Bathroom & Appliances	In clean condition Toilet roll holder loose to main bathroom
1.11	Contents	Mattresses seen clean Slight wear to sofa and wooden contents

2. CLEANING SUMMARY		
Ref	Name	Condition
2.1	General Cleanliness	Domestic clean
2.2	Carpets & Flooring	Domestic clean
2.3	Windows & Sills	Domestic clean
2.4	Kitchen & Appliances	Domestic clean
2.5	Bathroom & Appliances	Domestic clean
2.6	Contents	Domestic clean

3. METRE READINGS			
Ref	Name	Description	Reading
3.1	Gas Meter	Location: Side alleyway to building Serial Number: E6S02498881756	13323
3.2	Electric Meter	Location: Communal hallway cupboard, FB2 key required Serial Number: Z17QK32219	27921



4. KEY SETS		
Ref	Name	Description
4.1	Key sets	1x management set 1x chrome Chubb key 5x chrome Yale types 2x tenant sets provided All three sets returned to agent
 03 Apr 2025 13:17 Ref #4.1  03 Apr 2025 13:37 Ref #4.1		

5. SMOKE AND CO2 ALARMS			
Ref	Name	Location Room & Floor	Test Result
5.1	Smoke Alarms	Floor: 1 level Location: Entry hallway	Audible sound heard
5.2	Heat Sensor Alarms	Floor: 1 level Location: Kitchen	Audible sound heard
5.3	Carbon Monoxide Alarms	Floor: 1 level Location: Kitchen	Audible sound heard



03 Apr 2025 12:43

Ref #5.1



03 Apr 2025 13:17

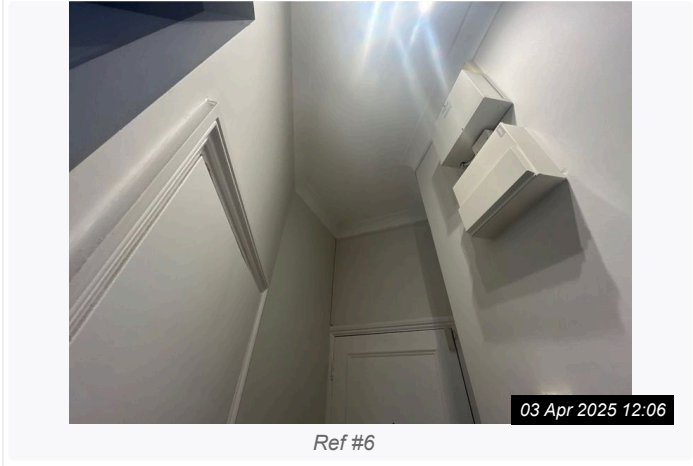
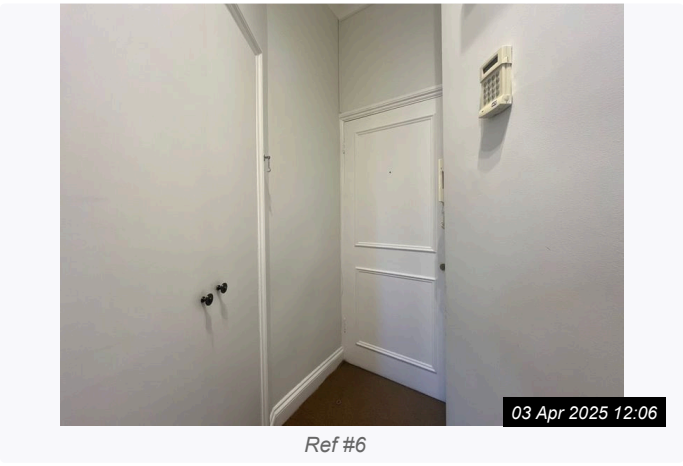
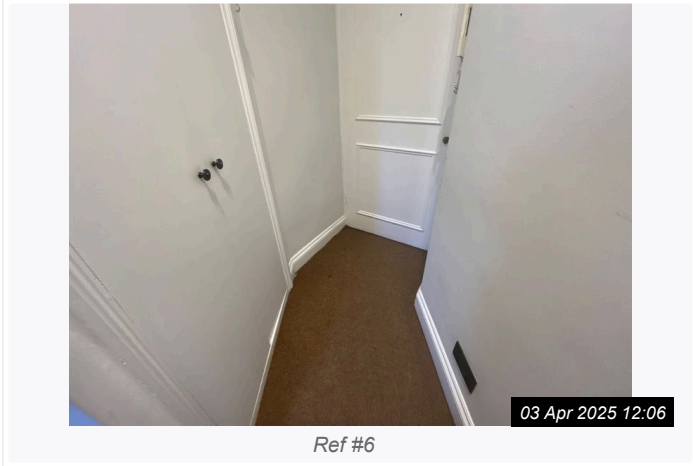
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03 Apr 2025 12:19

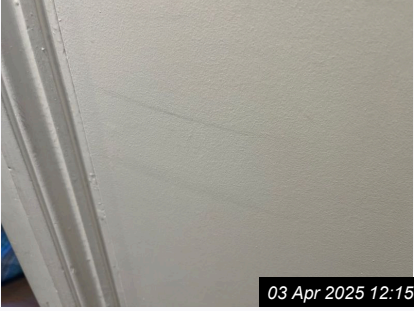
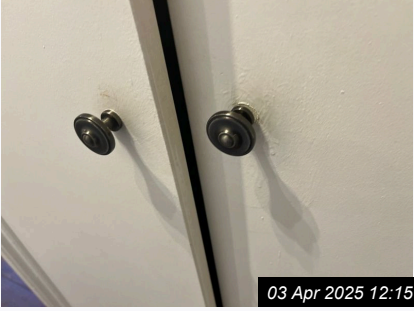
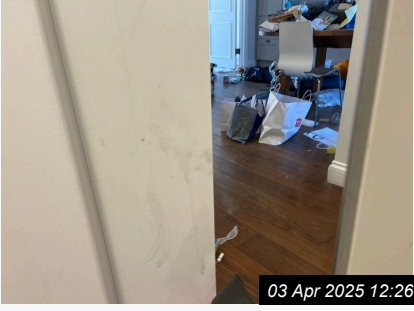
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6. ENTRANCE & HALLWAY

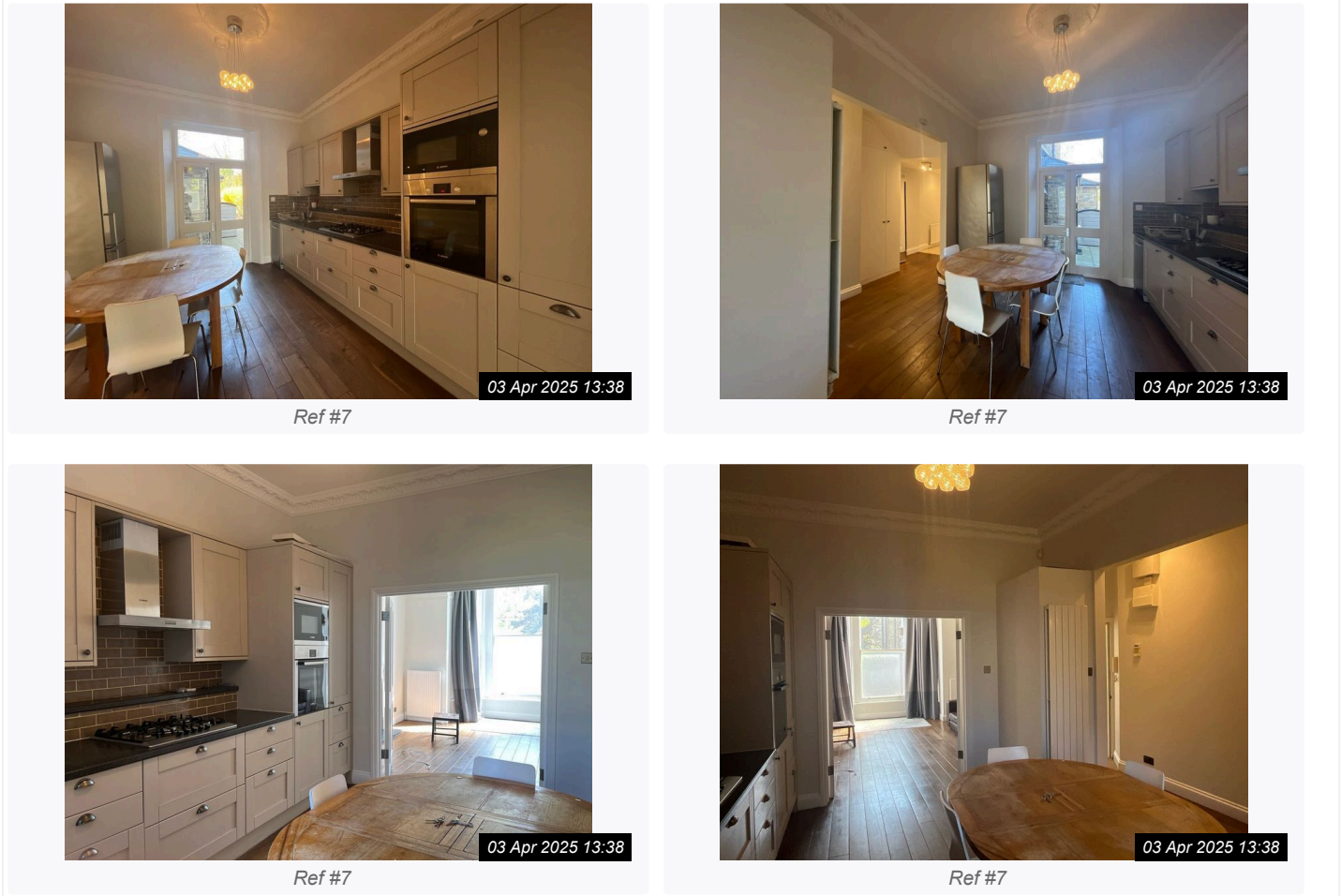


Ref	Name	Condition
6.1	Door & Frame	As per inventory + Minor chip to mid left frame Light scuffing to high level frame
6.2	Door Fixtures	As per inventory
6.3	Ceiling	As per inventory
6.4	Lighting	As per inventory + Good, working order
6.5	Walls	As per inventory + Scuffing, heavier to left wall Chippings to angle
6.6	Skirting	As per inventory + Minor shading and scuffing
6.7	Switch / Sockets	As per inventory
6.8	Heating	As per inventory

6. ENTRANCE & HALLWAY (CONT.)		
Ref	Name	Condition
6.9	Flooring	As per inventory + Black spot mark to coir carpet Minor debris
6.10	Built-In-Storage	As per inventory + Faint scuff to exterior Loose pull to door Scuffing to interior shelf
Contents		
6.11	Fuse boxes	As per inventory
6.12	Telecom	As per inventory
6.13	Pad ADT	As per inventory
Cleanliness		
6.14	Cleanliness	Domestic clean
 03 Apr 2025 12:07 Ref #6.1  03 Apr 2025 12:07 Ref #6.1  03 Apr 2025 12:11 Ref #6.1		
 03 Apr 2025 12:12 Ref #6.3  03 Apr 2025 12:12 Ref #6.4  03 Apr 2025 12:12 Ref #6.5		

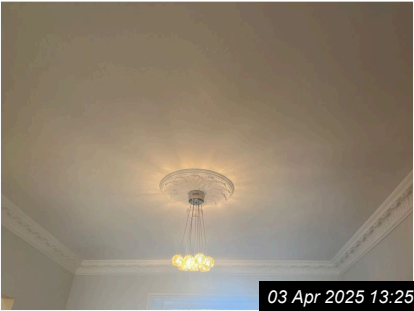
6. ENTRANCE & HALLWAY (CONT.)		
Ref	Name	Condition
Ref #6.6	Ref #6.9	 03 Apr 2025 12:13
		 03 Apr 2025 12:13
		 03 Apr 2025 12:13
Ref #6.10	Ref #6.10	 03 Apr 2025 12:15
		 03 Apr 2025 12:15
		 03 Apr 2025 12:15
Ref #6.10	Ref #6.10	 03 Apr 2025 12:26
		 03 Apr 2025 12:26
		 03 Apr 2025 12:16
Ref #6.12	Ref #6.13	 03 Apr 2025 12:16
		 03 Apr 2025 12:16

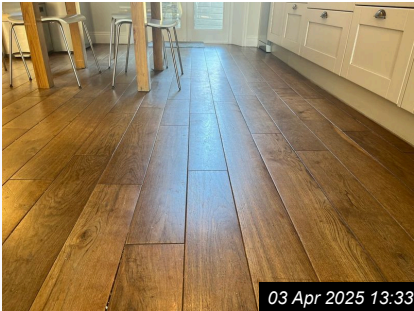
7. KITCHEN



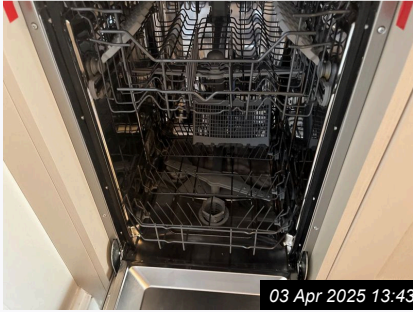
Ref	Name	Condition
7.1	Ceiling	As per inventory
7.2	Lighting	As per inventory + Extra bulbs left by tenant
7.3	Walls	As per inventory + Stain marks and scratches
7.4	Skirting	As per inventory + Few indented scrapes Brown staining next to fridge Review - Investigate
7.5	Windows & Sills	As per inventory
7.6	Switch / Sockets	As per inventory
7.7	Heating	As per inventory + Few marks to edges
7.8	Flooring	As per inventory + Light water stains under table

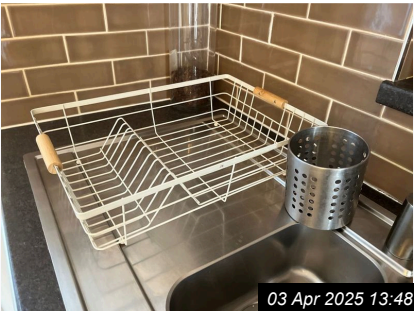
7. KITCHEN (CONT.)		
Ref	Name	Condition
7.9	Kitchen Units	As per inventory + Few light stains ; Food debris to interior of draws Review - Investigate
7.10	Worktops	As per inventory + Black shading to sealant behind sink
Kitchen Appliances		
7.11	Sink	As per inventory + Scratches to interior Clean
7.12	Extractor Hood	As per inventory + Few light stain marks Good, physical condition
7.13	Hob	As per inventory
7.14	Oven & microwave	As per inventory + Moderate burnt on staining to baking tray Review - Investigate
7.15	Dishwasher	As per inventory
7.16	Fridge / Freezer	As per inventory + Minor stain or food debris
7.17	Boiler	As per inventory
Contents		
7.18	Table and chairs	As per inventory + Wear, debris and ring marks to top of table Marks and wear to chairs
7.19	Bin	As per inventory + Minor rusting and marks Contents to interior
7.20	Miscellaneous	As per inventory
Cleanliness		
7.21	Cleanliness	Domestic clean

7. KITCHEN (CONT.)		
Ref	Name	Condition
 03 Apr 2025 13:25 Ref #7.1  03 Apr 2025 13:25 Ref #7.2  03 Apr 2025 13:25 Ref #7.2		
 03 Apr 2025 13:26 Ref #7.3  03 Apr 2025 13:26 Ref #7.3  03 Apr 2025 13:28 Ref #7.3		
 03 Apr 2025 13:28 Ref #7.3  03 Apr 2025 13:47 Ref #7.3  03 Apr 2025 13:29 Ref #7.4		
 03 Apr 2025 13:46 Ref #7.4  03 Apr 2025 13:30 Ref #7.5  03 Apr 2025 13:30 Ref #7.5		

7. KITCHEN (CONT.)		
Ref	Name	Condition
Ref #7.6	03 Apr 2025 13:31	
		
		
Ref #7.8	03 Apr 2025 13:33	
		
		
Ref #7.9	03 Apr 2025 13:36	
		
		
Ref #7.10	03 Apr 2025 13:40	
		
		

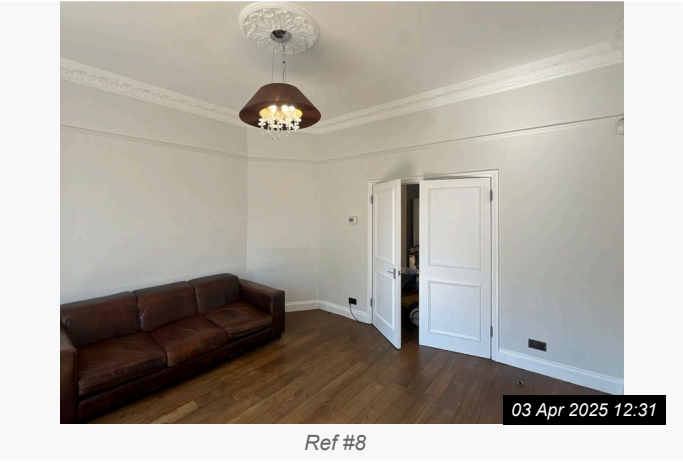
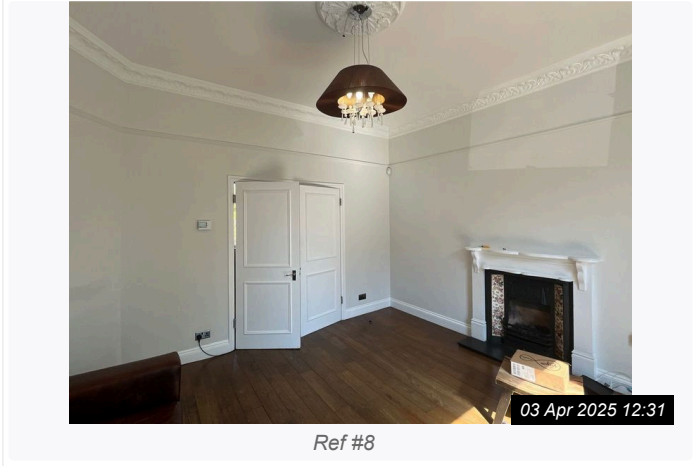
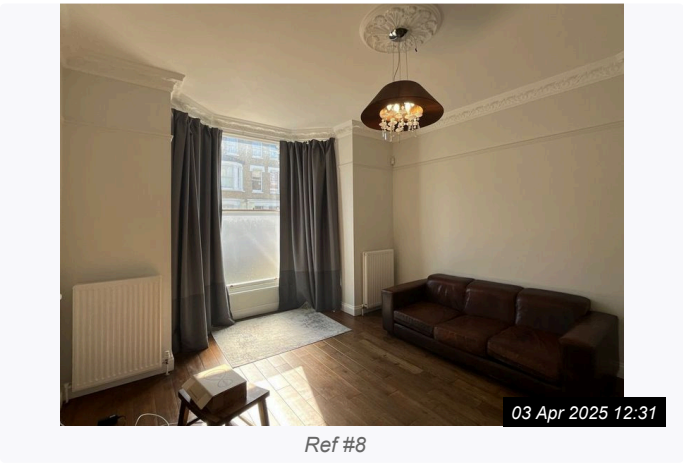
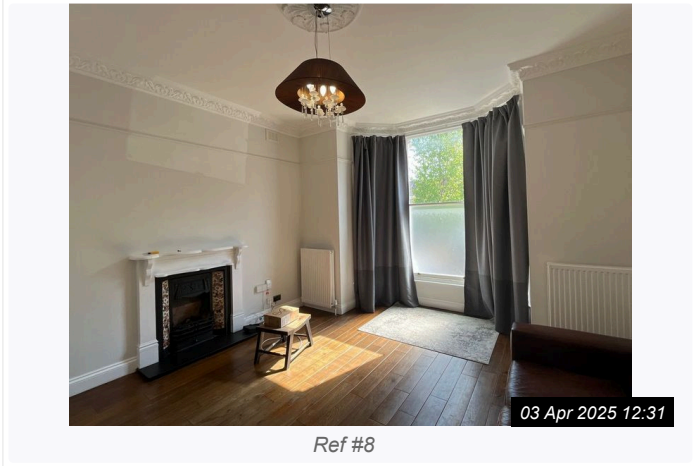
7. KITCHEN (CONT.)			
Ref	Name	Condition	
	 03 Apr 2025 13:41 Ref #7.11	 03 Apr 2025 13:41 Ref #7.11	 03 Apr 2025 13:41 Ref #7.12
	 03 Apr 2025 13:41 Ref #7.12	 03 Apr 2025 13:41 Ref #7.12	 03 Apr 2025 13:42 Ref #7.13
	 03 Apr 2025 13:42 Ref #7.14	 03 Apr 2025 13:42 Ref #7.14	 03 Apr 2025 13:42 Ref #7.14
	 03 Apr 2025 13:42 Ref #7.14	 03 Apr 2025 13:42 Ref #7.14	 03 Apr 2025 13:42 Ref #7.14

7. KITCHEN (CONT.)			
Ref	Name	Condition	
Ref #7.14		 03 Apr 2025 13:42	
		 03 Apr 2025 13:42	
Ref #7.15		 03 Apr 2025 13:43	
Ref #7.15		 03 Apr 2025 13:43	
Ref #7.15		 03 Apr 2025 13:43	
Ref #7.16		 03 Apr 2025 13:44	
Ref #7.16		 03 Apr 2025 13:44	
Ref #7.16		 03 Apr 2025 13:44	
Ref #7.16		 03 Apr 2025 13:44	
Ref #7.16		 03 Apr 2025 13:44	
Ref #7.16		 03 Apr 2025 13:45	
Ref #7.17		 03 Apr 2025 13:43	

7. KITCHEN (CONT.)		
Ref	Name	Condition
Ref #7.18		 03 Apr 2025 13:45
		 03 Apr 2025 13:45
		 03 Apr 2025 13:45
		 03 Apr 2025 13:45
		 03 Apr 2025 13:45
Ref #7.19		 03 Apr 2025 13:45
		 03 Apr 2025 13:45
		 03 Apr 2025 13:46
Ref #7.20		 03 Apr 2025 13:46
		 03 Apr 2025 13:46
		 03 Apr 2025 13:48
		 03 Apr 2025 13:48

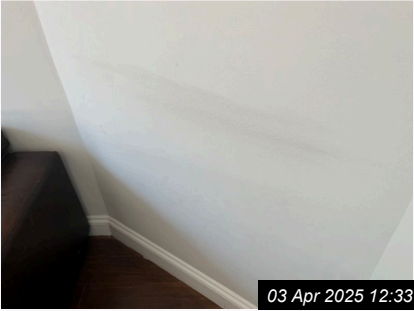
7. KITCHEN (CONT.)		
Ref	Name	Condition
Ref #7.20		
		
		

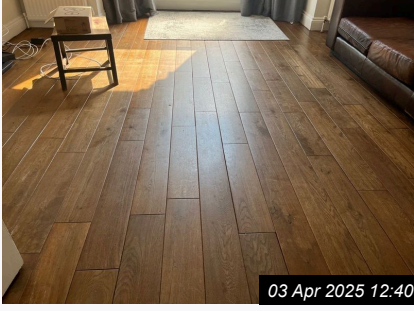
8. RECEPTION



Ref	Name	Condition
8.1	Door & Frame	As per inventory + Minor scuff and odd marks to door Chips to door edges
8.2	Door Fixtures	As per inventory
8.3	Ceiling	As per inventory
8.4	Lighting	As per inventory + Good, working order
8.5	Walls	As per inventory
8.6	Fireplace	As per inventory + Scuff to top of mantel Scratches to hearth
8.7	Skirting	As per inventory + Black scuff marks right side

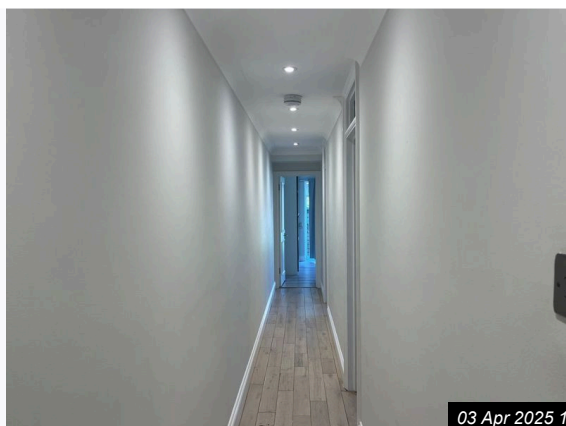
8. RECEPTION (CONT.)		
Ref	Name	Condition
8.8	Windows & Sill	As per inventory + Tenant applied tape to window surround to stop draft Black mark to right side sill edge Orange drip staining under window Review - Investigate
8.9	Blinds / Curtains	As per inventory + Moderate pink mark to reverse of left curtain Moderate drip stains to right side curtain Review - Investigate
8.10	Switch / Sockets	As per inventory
8.11	Heating	As per inventory + Missing cap to right side radiator
8.12	Flooring	As per inventory + Few scratches and odd coloured marks
Contents		
8.13	Sofa	As per inventory
8.14	Rug	As per inventory
8.15	Stool	As per inventory
8.16	WiFi box	As per inventory
Cleanliness		
8.17	Cleanliness	Domestic clean
 03 Apr 2025 12:31 Ref #8.1  03 Apr 2025 12:31 Ref #8.1  03 Apr 2025 12:32 Ref #8.1		

8. RECEPTION (CONT.)		
Ref	Name	Condition
 Ref #8.3  Ref #8.4  Ref #8.5		
 Ref #8.5  Ref #8.5  Ref #8.5		
 Ref #8.5  Ref #8.5  Ref #8.6		
 Ref #8.6  Ref #8.7  Ref #8.8		

8. RECEPTION (CONT.)		
Ref	Name	Condition
Ref #8.8		 03 Apr 2025 12:37
		 03 Apr 2025 12:37
		 03 Apr 2025 12:37
Ref #8.9		 03 Apr 2025 12:38
		 03 Apr 2025 12:38
		 03 Apr 2025 12:38
Ref #8.9		 03 Apr 2025 12:38
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		 03 Apr 2025 12:40
Ref #8.12		 03 Apr 2025 12:40
		 03 Apr 2025 12:40
		 03 Apr 2025 12:41

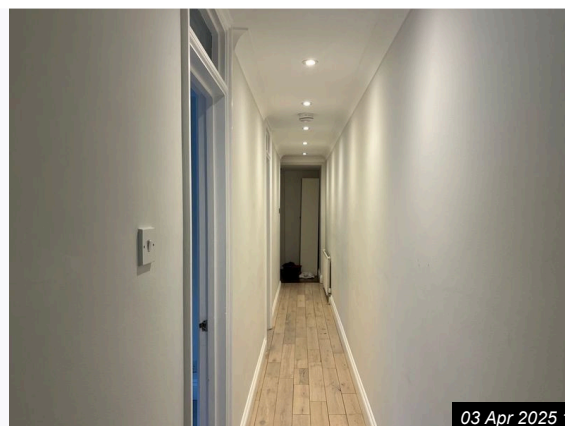
8. RECEPTION (CONT.)		
Ref	Name	Condition
 03 Apr 2025 12:41 Ref #8.14  03 Apr 2025 12:42 Ref #8.15  03 Apr 2025 12:43 Ref #8.16		

9. INNER HALLWAY



03 Apr 2025 11:59

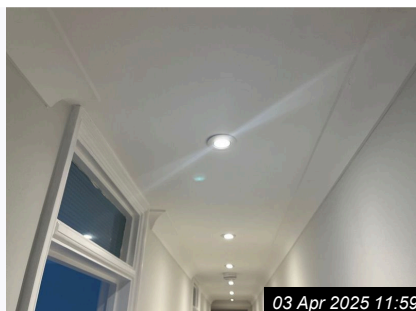
Ref #9



03 Apr 2025 11:59

Ref #9

Ref	Name	Condition
9.1	Ceiling	As per inventory
9.2	Lighting	As per inventory + All in good, working order
9.3	Walls	As per inventory + Brown mark to left wall on entry hallway Scattered scuff and few indents
9.4	Skirting	As per inventory + Appears faint brown spots and light marks
9.5	Switch / Sockets	As per inventory
9.6	Heating	As per inventory + Missing cap to right side
9.7	Flooring	As per inventory + Light brown stain marks and odd defect to centre
Cleanliness		
9.8	Cleanliness	Domestic clean



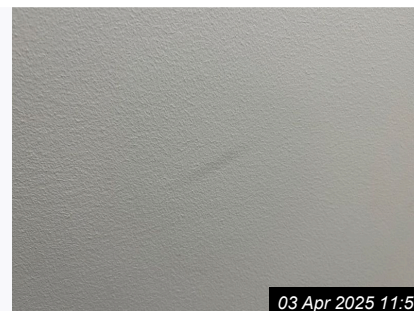
03 Apr 2025 11:59

Ref #9.1



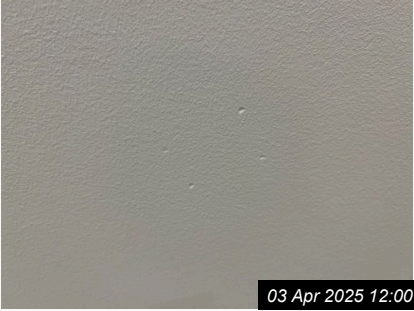
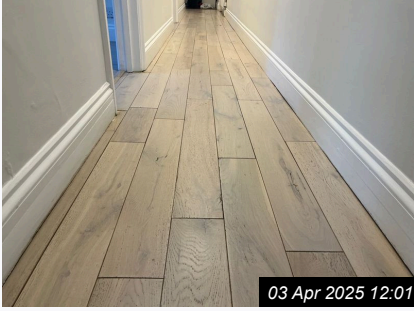
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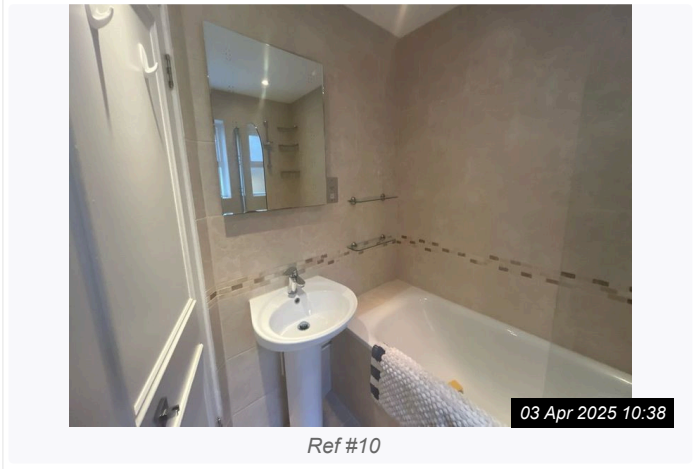


03 Apr 2025 11:59

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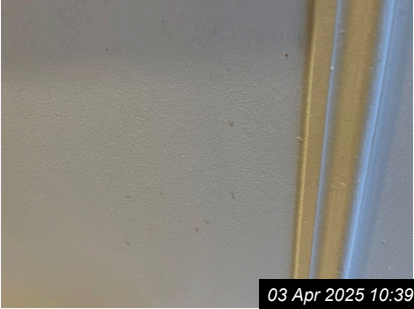
9. INNER HALLWAY (CONT.)		
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Ref #9.4	03 Apr 2025 12:00	
		
		
Ref #9.7	03 Apr 2025 12:01	
		

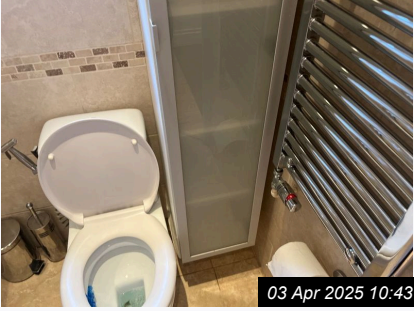
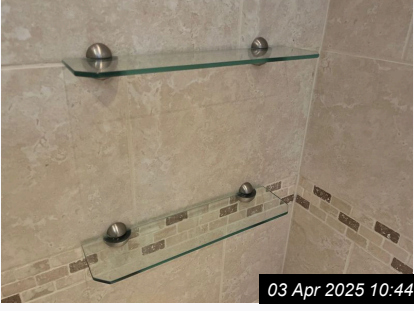
10. BATHROOM



Ref	Name	Condition
10.1	Door & Frame	As per inventory + Threshold is loose Few light marks and chips to door
10.2	Door Fixtures	As per inventory + Shaky levers
10.3	Ceiling	As per inventory
10.4	Extractor Fan	As per inventory + Clean and functional
10.5	Lighting	As per inventory + All lights are working
10.6	Walls	As per inventory
10.7	Windows & Sills	As per inventory + Few light marks to frame 1x window key seen Handle is loose Review - Investigate

10. BATHROOM (CONT.)		
Ref	Name	Condition
10.8	Switch / Sockets	As per inventory + Brown discolouration to end of cord
10.9	Heating	As per inventory + Light rust to panels
10.10	Flooring	As per inventory + Minor brown staining to grouting next to toilet
10.11	Built-In-Storage	As per inventory + Dust and debris to top of cabinet Good condition to interior
Bathroom Appliances		
10.12	Toilet	As per inventory
10.13	Basin	As per inventory
10.14	Bath & Taps	As per inventory + Moderate tarnish to drain Appears to have been cleaned
Contents		
10.15	Mirror	As per inventory + Silvering to base Tissue stuck to high level
10.16	Bin	As per inventory + Contents to interior
10.17	Toilet brush	As per inventory + Minor rust to lid Clean brush
10.18	Toilet roll holder	As per inventory + Loose to wall Review - Investigate
10.19	Mats	As per inventory
Cleanliness		
10.20	Cleanliness	Domestic clean

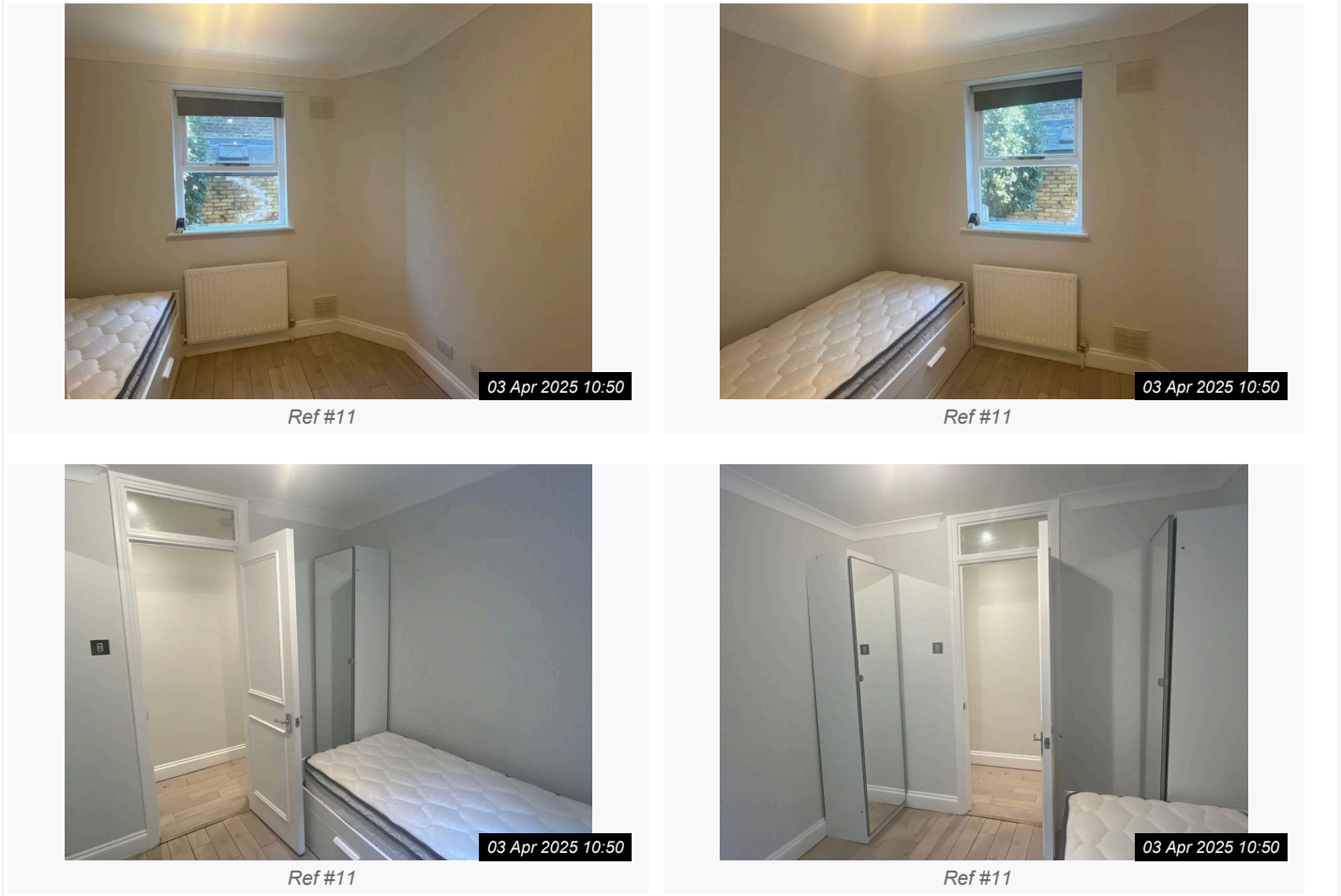
10. BATHROOM (CONT.)		
Ref	Name	Condition
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 03 Apr 2025 10:39 Ref #10.2  03 Apr 2025 10:40 Ref #10.3  03 Apr 2025 10:40 Ref #10.4		
 03 Apr 2025 10:41 Ref #10.7  03 Apr 2025 10:41 Ref #10.7  03 Apr 2025 10:41 Ref #10.7		
 03 Apr 2025 10:41 Ref #10.7  03 Apr 2025 10:41 Ref #10.8  03 Apr 2025 10:42 Ref #10.8		

10. BATHROOM (CONT.)		
Ref	Name	Condition
 03 Apr 2025 10:44 Ref #10.8  03 Apr 2025 10:42 Ref #10.9  03 Apr 2025 10:42 Ref #10.10		
 03 Apr 2025 10:42 Ref #10.10  03 Apr 2025 10:43 Ref #10.11  03 Apr 2025 10:43 Ref #10.11		
 03 Apr 2025 10:43 Ref #10.11  03 Apr 2025 10:44 Ref #10.11  03 Apr 2025 10:44 Ref #10.11		
 03 Apr 2025 10:44 Ref #10.11  03 Apr 2025 10:44 Ref #10.12  03 Apr 2025 10:44 Ref #10.12		

10. BATHROOM (CONT.)		
Ref	Name	Condition
Ref #10.13		 03 Apr 2025 10:44
		 03 Apr 2025 10:45
		 03 Apr 2025 10:45
Ref #10.14		 03 Apr 2025 10:45
		 03 Apr 2025 10:45
		 03 Apr 2025 10:45
Ref #10.15		 03 Apr 2025 10:45
		 03 Apr 2025 10:45
		 03 Apr 2025 10:46
Ref #10.16		 03 Apr 2025 10:46
		 03 Apr 2025 10:46
		 03 Apr 2025 10:47

10. BATHROOM (CONT.)		
Ref	Name	Condition
Ref #10.17	Ref #10.17	 03 Apr 2025 10:47
		 03 Apr 2025 10:48
		 03 Apr 2025 10:49
Ref #10.19	Ref #10.19	 03 Apr 2025 10:49

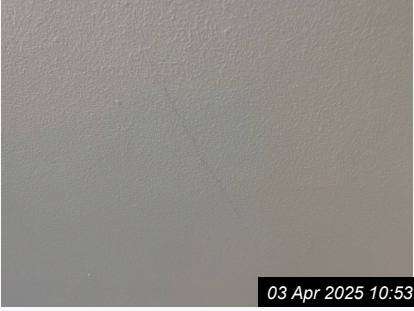
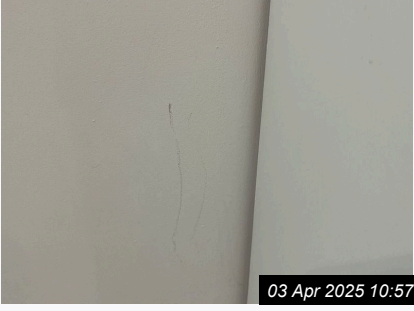
11. BEDROOM ONE

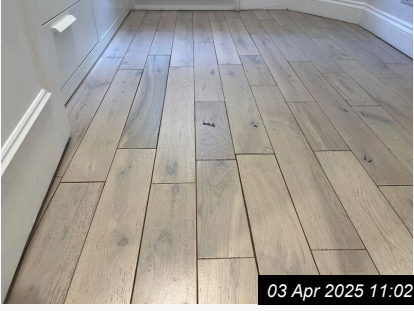


Ref	Name	Condition
11.1	Door & Frame	As per inventory + Minor brown mark to low left frame Few minor black marks to low level door
11.2	Door Fixtures	As per inventory + Exterior handle is loose Review - Investigate
11.3	Ceiling	As per inventory + Faint scuffs above right side wardrobe
11.4	Lighting	As per inventory + Good, working order
11.5	Walls	As per inventory + Moderate scuffs next to wardrobe Finger rub marks along bed
11.6	Skirting	As per inventory + Few light scuff or stain marks
11.7	Windows & Sills	As per inventory + Few light marks to left side of sill

11. BEDROOM ONE (CONT.)		
Ref	Name	Condition
11.8	Blinds / Curtains	As per inventory + White paint marks to facing Moderate fraying to edges Some stains to reverse
11.9	Switch / Sockets	As per inventory + Appears light smearing to light switch Light marks to 1x socket
11.10	Heating	As per inventory
11.11	Flooring	As per inventory + Scrapes and scratches Slight wear to surface to right side
11.12	Built-In-Storage	As per inventory + Few light marks or chip defects Shelves stacked to right cabinet Mostly in clean condition
Contents		
11.13	Bed	As per inventory + Minor chip to edge of bed frame Light scuff to exterior of draw Clippings to edge of draw handle Mattress is clean
11.14	Doorstop	As per inventory + Secured
11.15	Fan	As per inventory
Cleanliness		
11.16	Cleanliness	



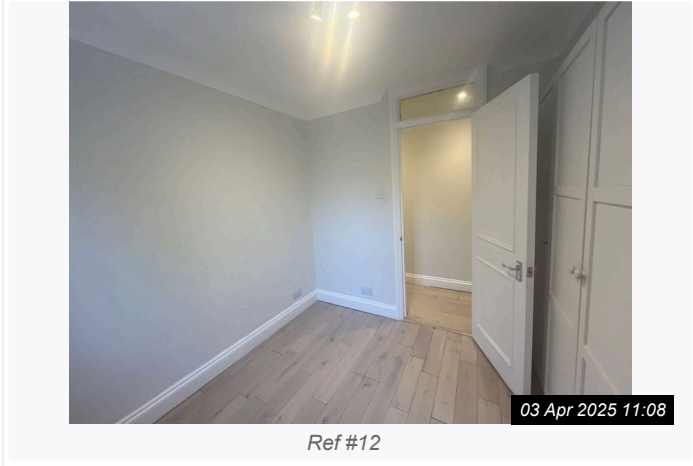
11. BEDROOM ONE (CONT.)		
Ref	Name	Condition
Ref #11.2	03 Apr 2025 10:52	
		
		
Ref #11.3	03 Apr 2025 10:53	
		
		
Ref #11.5	03 Apr 2025 10:57	
		
		
Ref #11.6	03 Apr 2025 10:58	
		
		

11. BEDROOM ONE (CONT.)		
Ref	Name	Condition
	Ref #11.7	 03 Apr 2025 10:59
		 03 Apr 2025 11:00
		 03 Apr 2025 11:00
	Ref #11.8	 03 Apr 2025 11:00
		 03 Apr 2025 11:00
		 03 Apr 2025 11:01
	Ref #11.9	 03 Apr 2025 11:01
		 03 Apr 2025 11:02
		 03 Apr 2025 11:02
	Ref #11.11	 03 Apr 2025 11:02
		 03 Apr 2025 11:02
		 03 Apr 2025 11:02

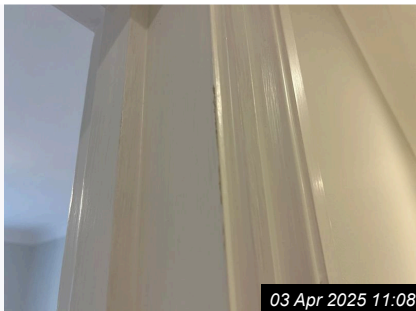
11. BEDROOM ONE (CONT.)		
Ref	Name	Condition
Ref #11.12	03 Apr 2025 11:03	
		
		
		
Ref #11.12	03 Apr 2025 11:03	
		
		
		
Ref #11.12	03 Apr 2025 11:04	
		
		
		

11. BEDROOM ONE (CONT.)		
Ref	Name	Condition
Ref #11.13	03 Apr 2025 11:05	
		
		
Ref #11.13	03 Apr 2025 11:05	
		
		
Ref #11.15	03 Apr 2025 11:06	

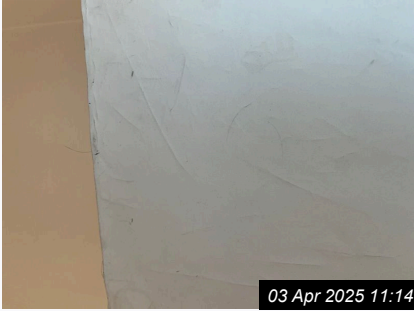
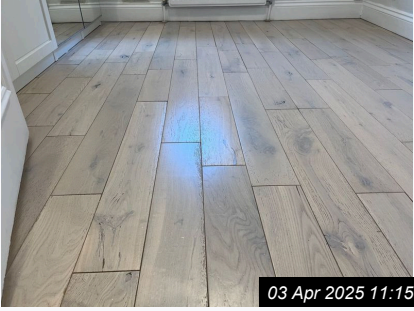
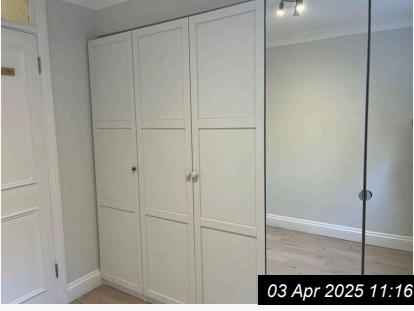
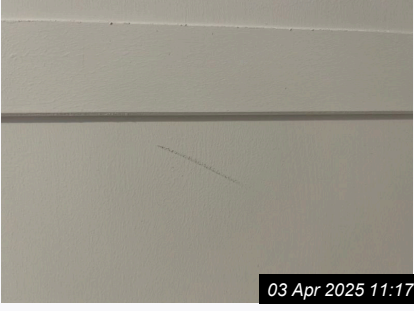
12. BEDROOM TWO



Ref	Name	Condition
12.1	Door & Frame	As per inventory + Faint brown shading to mid left frame Minor chip and shading to right side frame Chipping to base edge of door Faint scuff mark to door
12.2	Door Fixtures	As per inventory + Loose interior lever to backplate Review - Investigate
12.3	Ceiling	As per inventory
12.4	Lighting	As per inventory
12.5	Walls	As per inventory + Shading and scuff marks mid to low levels
12.6	Skirting	As per inventory
12.7	Windows & Sills	As per inventory + Light dust and marks to sill

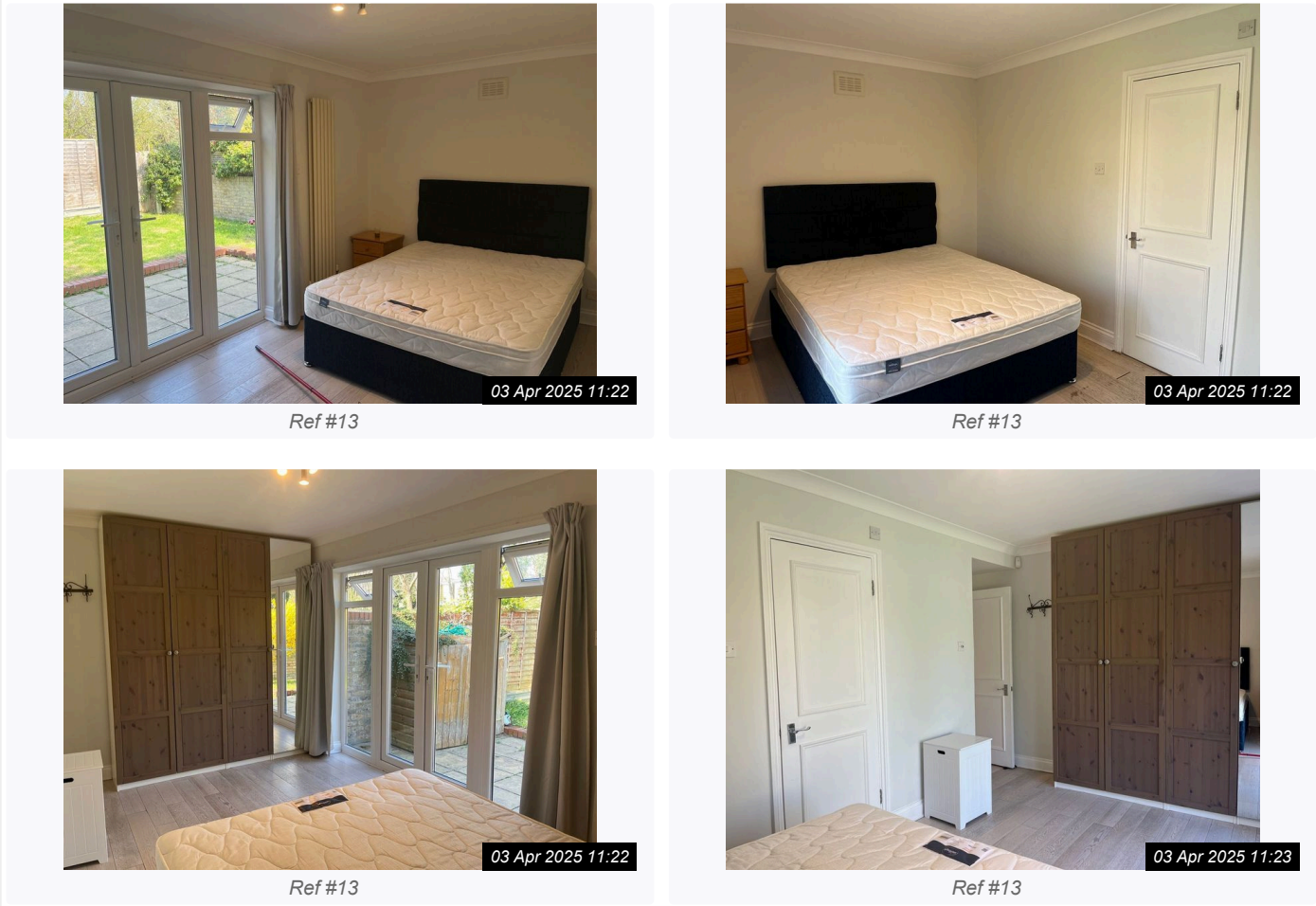
12. BEDROOM TWO (CONT.)		
Ref	Name	Condition
12.8	Blinds / Curtains	As per inventory + White paint mark to facing surface Fraying and creasing to edge Appears aged, functional
12.9	Switch / Sockets	As per inventory
12.10	Heating	As per inventory
12.11	Flooring	As per inventory + Moderate brown mark next to threshold Few white spots to right side Scratches and scuffs In clean condition
12.12	Built-In-Storage	As per inventory + Scuffs, chip or odd marks Faint rub marks to door edges Chrome pull loose to 1x unit door
Contents		
12.13	Container	As per inventory
12.14	Doorstop	As per inventory + Secured
Cleanliness		
12.15	Cleanliness	Professional clean
 03 Apr 2025 11:08 Ref #12.1  03 Apr 2025 11:08 Ref #12.1  03 Apr 2025 11:08 Ref #12.1		
 03 Apr 2025 11:09 Ref #12.1  03 Apr 2025 11:09 Ref #12.1  03 Apr 2025 11:10 Ref #12.3		

12. BEDROOM TWO (CONT.)		
Ref	Name	Condition
Ref #12.4	03 Apr 2025 11:10	
		
		
Ref #12.5	03 Apr 2025 11:11	
		
		
Ref #12.5	03 Apr 2025 11:11	
		
		
Ref #12.7	03 Apr 2025 11:13	
		
		

12. BEDROOM TWO (CONT.)		
Ref	Name	Condition
Ref #12.8		 03 Apr 2025 11:13
		 03 Apr 2025 11:14
		 03 Apr 2025 11:14
Ref #12.11		 03 Apr 2025 11:15
		 03 Apr 2025 11:15
		 03 Apr 2025 11:15
Ref #12.11		 03 Apr 2025 11:16
		 03 Apr 2025 11:16
		 03 Apr 2025 11:17
Ref #12.12		 03 Apr 2025 11:17
		 03 Apr 2025 11:17
		 03 Apr 2025 11:17

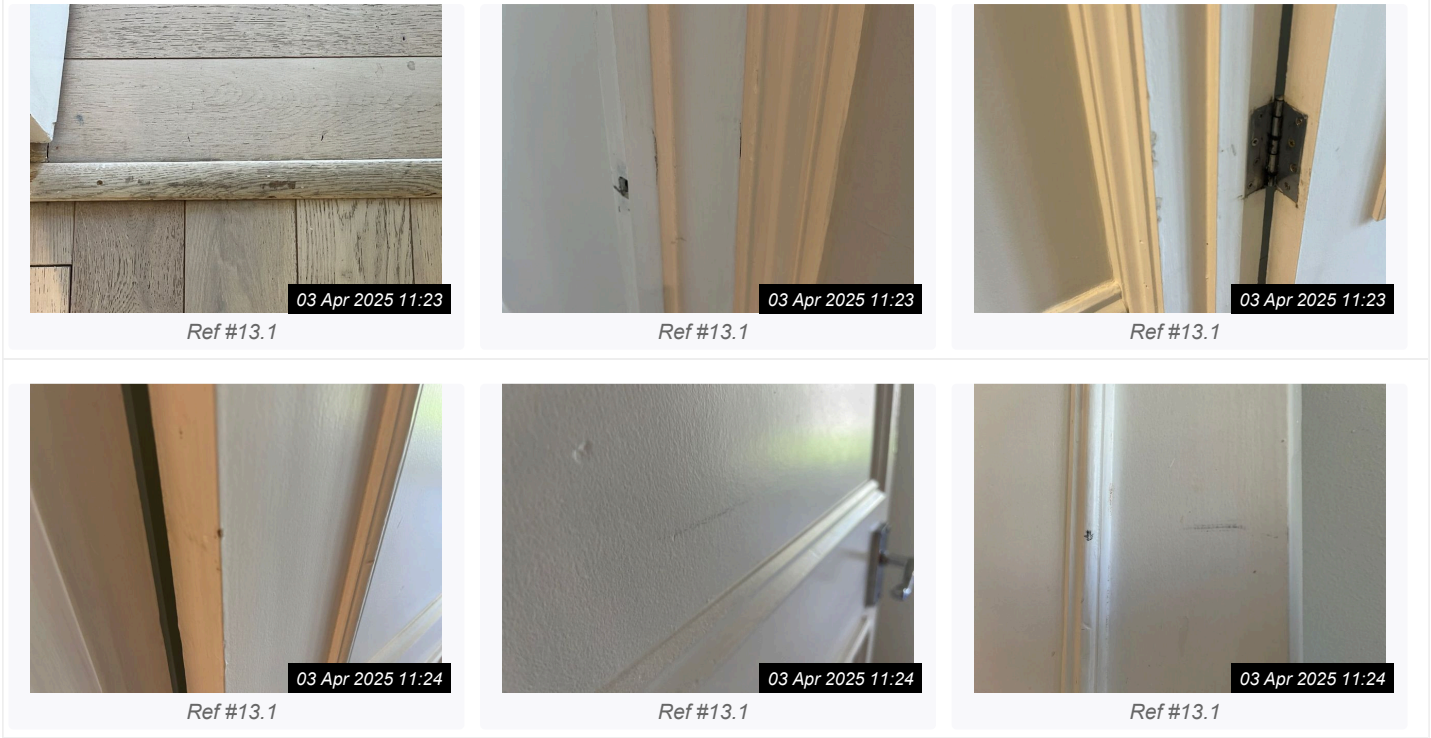
12. BEDROOM TWO (CONT.)		
Ref	Name	Condition
Ref #12.12	Ref #12.12	 03 Apr 2025 11:17
		 03 Apr 2025 11:17
		 03 Apr 2025 11:18
Ref #12.12	Ref #12.12	 03 Apr 2025 11:19
		 03 Apr 2025 11:19
		 03 Apr 2025 11:20
Ref #12.14	Ref #12.14	 03 Apr 2025 11:20

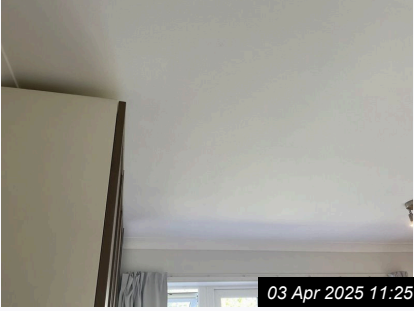
13. BEDROOM THREE

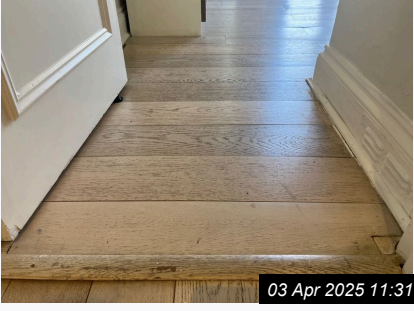


Ref	Name	Condition
13.1	Door & Frame	As per inventory + Light wear to threshold Few light marks or shading to framework Minor scuff, stain spot or indent to door
13.2	Door Fixtures	As per inventory
13.3	Ceiling	As per inventory
13.4	Lighting	As per inventory
13.5	Walls	As per inventory + Faint scuffing and shading Indent above 1x socket
13.6	Skirting	As per inventory + Few very faint marks Indent to angle
13.7	Windows & Sills	As per inventory
13.8	Blinds / Curtains	As per inventory + Minor stain spot and scratches to reverse of right side

13. BEDROOM THREE (CONT.)		
Ref	Name	Condition
13.9	Switch / Sockets	As per inventory
13.10	Heating	As per inventory
13.11	Flooring	As per inventory + Worn area to right side along skirting Moderate scratches and scrapes Gapping between some boards 1x board slightly sunken
Contents		
13.12	Wardrobe	As per inventory + Minor white scratches to exterior
13.13	Bedside table	As per inventory + Loose pulls Few hair follicles to interior of draws
13.14	Side table	As per inventory + Lid not fitted and screwed on
13.15	Bed	As per inventory + Clean mattress
Cleanliness		
13.16	Cleanliness	Domestic clean



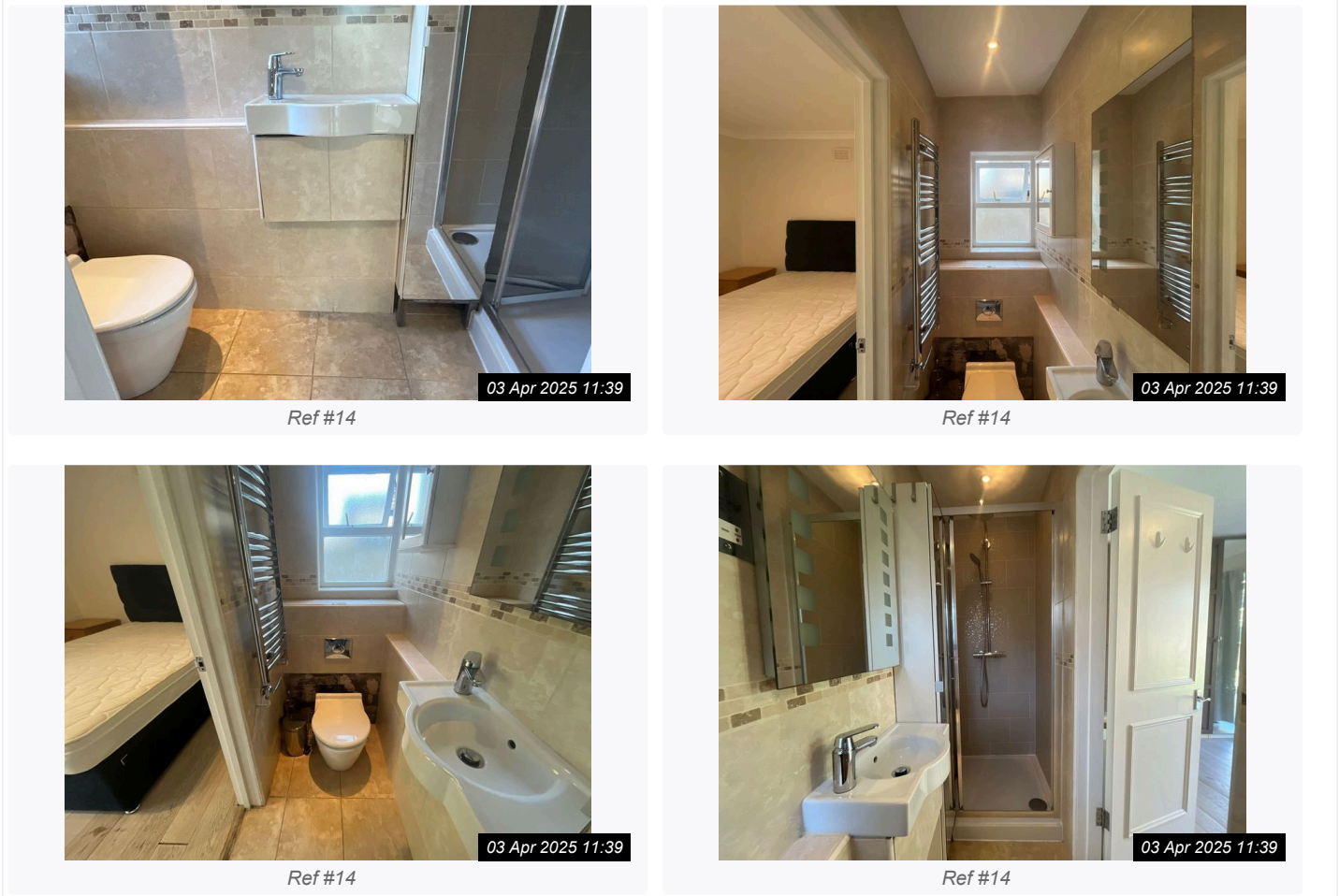
13. BEDROOM THREE (CONT.)		
Ref	Name	Condition
Ref #13.1	Ref #13.1	 03 Apr 2025 11:24
		 03 Apr 2025 11:24
		 03 Apr 2025 11:24
Ref #13.1	Ref #13.1	 03 Apr 2025 11:25
		 03 Apr 2025 11:25
		 03 Apr 2025 11:25
Ref #13.4	Ref #13.5	 03 Apr 2025 11:25
		 03 Apr 2025 11:26
		 03 Apr 2025 11:26
Ref #13.5	Ref #13.5	 03 Apr 2025 11:26
		 03 Apr 2025 11:26
		 03 Apr 2025 11:38

13. BEDROOM THREE (CONT.)		
Ref	Name	Condition
	Ref #13.6	 03 Apr 2025 11:28
		 03 Apr 2025 11:28
		 03 Apr 2025 11:28
	Ref #13.7	 03 Apr 2025 11:28
		 03 Apr 2025 11:28
		 03 Apr 2025 11:28
	Ref #13.8	 03 Apr 2025 11:29
		 03 Apr 2025 11:29
		 03 Apr 2025 11:29
	Ref #13.11	 03 Apr 2025 11:31
		 03 Apr 2025 11:31
		 03 Apr 2025 11:31

13. BEDROOM THREE (CONT.)		
Ref	Name	Condition
Ref #13.11		 03 Apr 2025 11:31
		 03 Apr 2025 11:31
		 03 Apr 2025 11:31
Ref #13.11		 03 Apr 2025 11:32
		 03 Apr 2025 11:32
		 03 Apr 2025 11:32
Ref #13.12		 03 Apr 2025 11:32
		 03 Apr 2025 11:34
		 03 Apr 2025 11:37
Ref #13.13		 03 Apr 2025 11:37
		 03 Apr 2025 11:37
		 03 Apr 2025 11:35

13. BEDROOM THREE (CONT.)		
Ref	Name	Condition
Ref #13.13		 03 Apr 2025 11:35
		 03 Apr 2025 11:36
		 03 Apr 2025 11:34
Ref #13.14		 03 Apr 2025 11:34
		 03 Apr 2025 11:34
		 03 Apr 2025 11:36
Ref #13.15		 03 Apr 2025 11:36

14. EN-SUITE

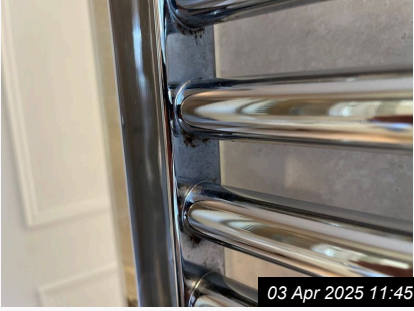
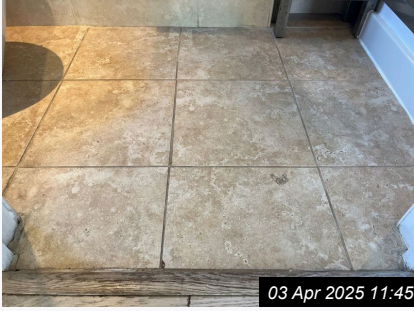


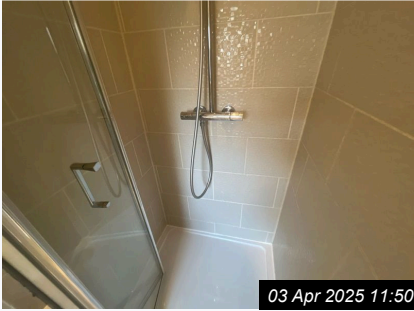
Ref	Name	Condition
14.1	Door & Frame	As per inventory + Light surface chips to door
14.2	Door Fixtures	As per inventory + Levers slightly loose
14.3	Ceiling	As per inventory + Mould spotting above shower cubicle Review - Investigate
14.4	Extractor Fan	As per inventory + Appears dusty
14.5	Lighting	As per inventory + Good, working order
14.6	Walls	As per inventory + Exposed wall behind toilet Minor stain to grouting in shower unit Side panels appear detaching under basin
14.7	Windows & Sills	As per inventory + Light mould to frame and window panes Review - Investigate

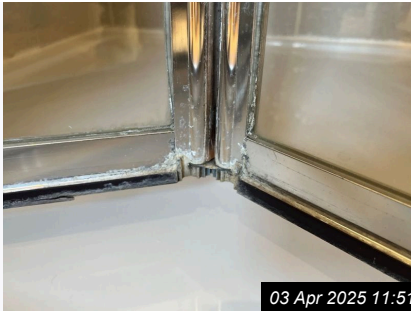
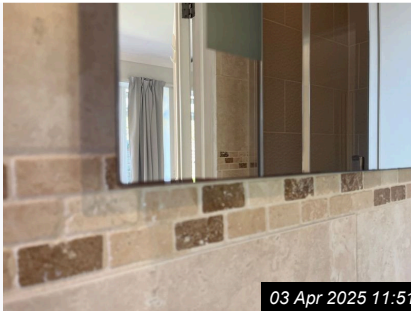
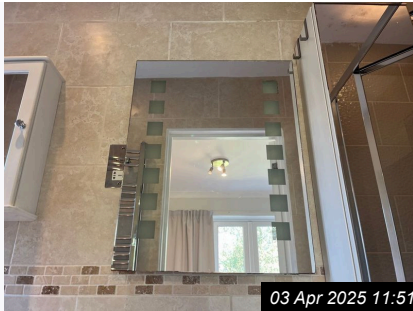
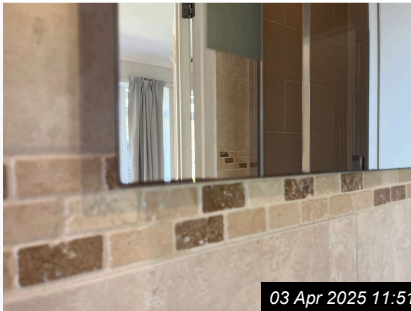
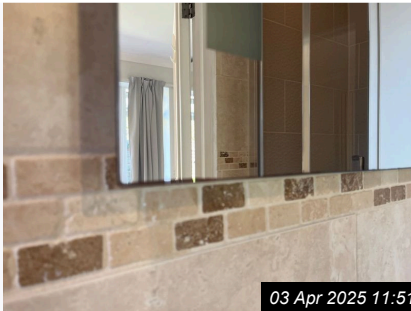
14. EN-SUITE (CONT.)		
Ref	Name	Condition
14.8	Switch / Sockets	As per inventory
14.9	Heating	As per inventory + Rusting to edges
14.10	Flooring	As per inventory + Chip to corner edge of 1x tile Aged stuck on debris
14.11	Built-In-Storage	Tall storage unit As per inventory + Rusting and chips Minor silvering to edge of mirror; Medicine cabinet As per inventory + Moderate ring marks and shading to interior
Bathroom Appliances		
14.12	Toilet	As per inventory + Appears wear to interior Light dust or stain marks
14.13	Basin	As per inventory
14.14	Shower & Taps	As per inventory + Scaling to base of screen
Contents		
14.15	Mirror	As per inventory + Slight silvering to edge Unable to operate lights
14.16	Bin	As per inventory
14.17	Toilet brush	As per inventory + Light discolouration
Cleanliness		
14.18	Cleanliness	Domestic clean

Review - Investigate

14. EN-SUITE (CONT.)		
Ref	Name	Condition
 03 Apr 2025 11:40 Ref #14.1  03 Apr 2025 11:41 Ref #14.1  03 Apr 2025 11:41 Ref #14.1		
 03 Apr 2025 11:41 Ref #14.1  03 Apr 2025 11:41 Ref #14.3  03 Apr 2025 11:41 Ref #14.3		
 03 Apr 2025 11:41 Ref #14.3  03 Apr 2025 11:42 Ref #14.4  03 Apr 2025 11:42 Ref #14.6		
 03 Apr 2025 11:43 Ref #14.6  03 Apr 2025 11:52 Ref #14.6  03 Apr 2025 11:43 Ref #14.7		

14. EN-SUITE (CONT.)		
Ref	Name	Condition
Ref #14.7		 03 Apr 2025 11:43
		 03 Apr 2025 11:43
		 03 Apr 2025 11:44
Ref #14.7		 03 Apr 2025 11:44
		 03 Apr 2025 11:45
		 03 Apr 2025 11:45
Ref #14.10		 03 Apr 2025 11:45
		 03 Apr 2025 11:45
		 03 Apr 2025 11:46
Ref #14.11		 03 Apr 2025 11:46
		 03 Apr 2025 11:46
		 03 Apr 2025 11:46

14. EN-SUITE (CONT.)		
Ref	Name	Condition
Ref #14.11	 03 Apr 2025 11:54	 03 Apr 2025 11:54
	 03 Apr 2025 11:54	
Ref #14.12	 03 Apr 2025 11:47	 03 Apr 2025 11:47
	 03 Apr 2025 11:47	
Ref #14.13	 03 Apr 2025 11:49	 03 Apr 2025 11:50
	 03 Apr 2025 11:50	
Ref #14.14	 03 Apr 2025 11:50	 03 Apr 2025 11:50
	 03 Apr 2025 11:50	

14. EN-SUITE (CONT.)		
Ref	Name	Condition
Ref #14.14		
	03 Apr 2025 11:51	03 Apr 2025 11:51
Ref #14.15		
	03 Apr 2025 11:51	03 Apr 2025 11:51
Ref #14.15		
	03 Apr 2025 11:51	03 Apr 2025 11:53
Ref #14.17		
	03 Apr 2025 11:51	03 Apr 2025 11:53

15. GARDEN



Ref	Name	Condition
15.1	Door and frame	As per inventory + Chip to base 1x key seen Glazing generally clean Door is functional
15.2	Description	Damage to brickwork
15.3	Outside lighting	As per inventory + Not working
Contents		
15.4	Shed	As per inventory
15.5	Mat	As per inventory
Cleanliness		
15.6	Cleanliness	Domestic clean

15. GARDEN (CONT.)		
Ref	Name	Condition
Ref #15.1		
		
Ref #15.2		
		
Ref #15.4		

16. PROPERTY COMPLIANCE			
Ref	Name	Answer	Comments
16.1	Is the Property Compliant?	Yes	

Actions Required			
Ref	Action Required	Responsibility	Comments
7.4 KITCHEN » Skirting	Review	Investigate	Brown staining next to fridge
7.9 KITCHEN » Kitchen Units	Review	Investigate	Food debris to interior of draws
7.14 KITCHEN » Oven & microwave	Review	Investigate	Moderate burnt on staining to baking tray
8.8 RECEPTION » Windows & Sill	Review	Investigate	Orange drip staining under window
8.9 RECEPTION » Blinds / Curtains	Review	Investigate	Moderate drip stains to right side curtain
10.7 BATHROOM » Windows & Sills	Review	Investigate	Handle is loose
10.18 BATHROOM » Toilet roll holder	Review	Investigate	Loose to wall
11.2 BEDROOM ONE » Door Fixtures	Review	Investigate	Exterior handle is loose
12.2 BEDROOM TWO » Door Fixtures	Review	Investigate	Loose interior lever to backplate
14.3 EN-SUITE » Ceiling	Review	Investigate	Mould spotting above shower cubicle
14.7 EN-SUITE » Windows & Sills	Review	Investigate	Light mould to frame and window panes
14.11 EN-SUITE » Built-In-Storage	Review	Investigate	Moderate ring marks and shading to interior

Declaration

I/We the undersigned, affirm that if I/we do not comment on the Inventory in writing within seven days of receipt of this Inventory then I/we accept the Inventory as being an accurate record of the contents and condition of the property.

Signed by the

Signatures

Print Name

Date / /

Signed by the

Signatures

Print Name

Date / /