

CHECKLIST.

LOCATION

- How far is it from campus?
- Are there any good public transport links nearby?
- Is there parking available?

FURNISHING

- What furniture comes with the house and is there enough for all tenants?
- What condition is the furniture in?

FLOORS

- What condition are the floors in - are the carpets in good condition and fitted properly, particularly on the staircase?
- Are there any cracks or loose flooring that could be a trip hazard?

HEATING

- How is the property heated and will it be expensive to run?
- Does it have double-glazed windows for better insulation?

ELECTRICAL

- Do all the lights in the house work?
- If there is a TV, is it working and is the TV licence included in the rent?
- Where is the WIFI connection point - is it centrally located in the house or in one of the bedrooms?

STORAGE AND OUTSIDE

- Who is responsible for maintaining the garden, you or the landlord?
- Is there storage outside for bikes and gardening equipment and is it clear of rubbish?
- Is there gardening equipment provided and is it in good working order?

SECURITY

- Is there adequate street lighting and external security lighting for the property?
- If there was a fire, could you get out of the property safely?
- Do all external doors have secure working locks?
- Are there any gates to the back of the property, and can they be locked?
- Do all of the bedrooms have working locks?
- Does the property have lockable window frames and if so, are the keys provided?
- Are any of the windows or window frames damaged?
- If there is a shed, does it have a lock?

CHECKLIST.

ROOF

- Is the roof in good condition with no broken or missing tiles or gutters?
- Are the gutters free of rubbish, weeds and moss?

KITCHEN

- Is the kitchen big enough for everyone to have a cupboard/counter space?
- Does it come with any extra cooking equipment like pans, plates and cutlery?
- Do all appliances work - stove, oven, fridge, freezer, microwave?
- Is there a washing machine and dryer? If there's no dryer, is there a washing line outside or adequate space to hang clothes?

BATHROOM

- Are you happy with the fixtures and fittings as it is unlikely it will be changed after you move in?
- Does the toilet flush?
- Is the sealant around the bath and shower in good condition?
- Does the shower work - what is the water pressure like and how quickly does it heat up?
- What happens to the shower when a tap is turned on somewhere else in the house?

GENERAL

- Is there mould on the walls (check window frames, furniture, corners and around the sinks/showers)? This may be a sign of damp and need further investigation.
- Are there any leaks inside the property (look for stained and water marked paint around ceilings and walls)?
- Can you speak to the current tenants and ask them about what it's like living in the property? Talking with current tenants can give you an unbiased and realistic account of what it's like to live there.

BEDROOMS

- How big are the bedrooms and do they have all the furniture you need (bed, desk/chair, wardrobe)?
- Does each bedroom have a window for ventilation and a light, including natural light?

DON'T FORGET - YOU CAN REQUEST A FREE CONTRACT CHECK FROM OUR HOUSING ADVISOR