

FITNESS FOR LIVING

Are the walls/roof generally in good repair with no tiles or brick work missing?	<input type="checkbox"/>
Is the woodwork sound and in good repair?	<input type="checkbox"/>
Are the drains and gutters clear and in good repair?	<input type="checkbox"/>
Are the inside walls free from any signs of dampness such as mould or cracks?	<input type="checkbox"/>
Are there enough fixed heating facilities in all rooms?	<input type="checkbox"/>
Does any of the furniture belong to the existing tenants?	<input type="checkbox"/>
Is the fridge/freezer big enough?	<input type="checkbox"/>
Are taps, pipes and toilets free from leaks?	<input type="checkbox"/>
Are there any signs of pests (mouse droppings, slug trails, fleas)?	<input type="checkbox"/>
Does the roof look sound?	<input type="checkbox"/>

FURNITURE AND FITTINGS

Is the furniture in good condition and free from breakage or damp?	<input type="checkbox"/>
Is there enough furniture in communal areas for everyone?	<input type="checkbox"/>
Is there a bed, desk, chair and sufficient storage space in each bedroom?	<input type="checkbox"/>
Is the kitchen big enough for everyone to store and prepare?	<input type="checkbox"/>

SECURITY AND SAFETY

Do all external doors have a 5 bar mortise lock?	<input type="checkbox"/>
Are all external doors strong and solid?	<input type="checkbox"/>
Do all ground floor windows have security locks?	<input type="checkbox"/>
Are all window frames strong and in good repair?	<input type="checkbox"/>
Is there adequate street lighting around your house?	<input type="checkbox"/>
Is there a clear escape route in case of fire?	<input type="checkbox"/>

Are smoke detectors fitted?	<input type="checkbox"/>
Is there a fire blanket in the kitchen?	<input type="checkbox"/>
Do you want to be insured?	<input type="checkbox"/>
Does the property have a working burglar alarm?	<input type="checkbox"/>
GAS AND ELECTRICITY	
Is there a current CORGI gas safety certificate for the house?	<input type="checkbox"/>
Is there a carbon monoxide detector fitted? (Ask agent if unsure)	<input type="checkbox"/>
Are there instruction manuals for all gas appliances?	<input type="checkbox"/>
Are sockets and light fittings in good repair and attached to the wall?	<input type="checkbox"/>
Are there enough sockets in each room? (Minimum of 4)	<input type="checkbox"/>
If any electrical appliances are provided, are they labelled to show they are tested for safety?	<input type="checkbox"/>
MONEY	
What are you paying for in your rent and is it clear from your contract?	<input type="checkbox"/>
Have you paid a deposit? If so, what is it for?	<input type="checkbox"/>
Have you got a receipt for what you've paid?	<input type="checkbox"/>
Who is responsible for the water charges?	<input type="checkbox"/>
How much will it cost to heat the house?	<input type="checkbox"/>
Are you jointly liable for rent with the other tenants?	<input type="checkbox"/>
AGREEMENTS	
Do you know what the contract means?	<input type="checkbox"/>
If so what type of contract is it?	<input type="checkbox"/>
Have you talked to previous tenants about any problems?	<input type="checkbox"/>

have you been given a copy of the contract you've signed?	<input type="checkbox"/>
DESIRABILITY	
Have you checked the owner is a member of the Unipol DASH Code of Standards?	<input type="checkbox"/>
Are the rooms large enough for you and your belongings?	<input type="checkbox"/>
Is broadband internet available in this area?	<input type="checkbox"/>
How many bathrooms are there?	<input type="checkbox"/>
Is there an external TV aerial?	<input type="checkbox"/>
How long does it take to walk to the nearest bus stop?	<input type="checkbox"/>
How long does it take to walk to the nearest supermarket?	<input type="checkbox"/>
Is there parking space on or off road?	<input type="checkbox"/>
What services is the owner providing for you, if any? Window cleaning, gardening, lighting of common parts, refuse disposal?	<input type="checkbox"/>