

# Property checklist

Date of inspection \_\_\_\_\_  Auction  Private Treaty  House  Unit  Duplex  Other

Address \_\_\_\_\_

Land size \_\_\_\_\_ sqm Internal \_\_\_\_\_ sqm

## REAL ESTATE AGENT'S DETAILS

Agent's Name \_\_\_\_\_ Company \_\_\_\_\_

Mobile \_\_\_\_\_ Email \_\_\_\_\_

## FUTURE EXTENSION POTENTIAL

Has the property already been added to/renovated?  Yes  No

Were the extensions/renovation approved by council?  Yes  No

## THE EXTERIOR OF THE PROPERTY

Condition of paintwork <input type="checkbox"/> Poor <input type="checkbox"/> Reasonable <input type="checkbox"/> Good	Condition of paths <input type="checkbox"/> Poor <input type="checkbox"/> Reasonable <input type="checkbox"/> Good
Cracks in the walls <input type="checkbox"/> Yes <input type="checkbox"/> No	Condition of fences <input type="checkbox"/> Poor <input type="checkbox"/> Reasonable <input type="checkbox"/> Good
Building damp free? <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Undetermined <i>Look for signs of damp around window sills, on ceilings and under floor coverings.</i>	Condition of retaining walls <input type="checkbox"/> Poor <input type="checkbox"/> Reasonable <input type="checkbox"/> Good
Condition of roofing <input type="checkbox"/> Poor <input type="checkbox"/> Reasonable <input type="checkbox"/> Good	Sprinkler system? <input type="checkbox"/> Yes <input type="checkbox"/> No
Condition of guttering <input type="checkbox"/> Poor <input type="checkbox"/> Reasonable <input type="checkbox"/> Good	Garage <input type="checkbox"/> Single <input type="checkbox"/> Double <input type="checkbox"/> Triple
Condition of downpipes <input type="checkbox"/> Poor <input type="checkbox"/> Reasonable <input type="checkbox"/> Good	Carport <input type="checkbox"/> Single <input type="checkbox"/> Double <input type="checkbox"/> Triple
	Fence <input type="checkbox"/> Metal <input type="checkbox"/> Brick <input type="checkbox"/> Timber

## POOL / SPA

Pool or spa equipment operational?  Yes  No Fencing complies with safety standards?  Yes  No

## PATIO / VERANDA

Covered  Exposed?  Brick  Paved

## THE INTERIOR OF THE PROPERTY

Condition of walls <input type="checkbox"/> Poor <input type="checkbox"/> Reasonable <input type="checkbox"/> Good <i>Remember to check behind furniture</i>	<b>Inclusions</b> <input type="checkbox"/> Floor coverings <input type="checkbox"/> Curtains <input type="checkbox"/> Blinds <input type="checkbox"/> Light fittings <input type="checkbox"/> Air conditioning <input type="checkbox"/> Heating <input type="checkbox"/> Appliances
Condition of ceilings <input type="checkbox"/> Poor <input type="checkbox"/> Reasonable <input type="checkbox"/> Good	Condition of inclusions <input type="checkbox"/> Poor <input type="checkbox"/> Reasonable <input type="checkbox"/> Good
Condition of floor <input type="checkbox"/> Poor <input type="checkbox"/> Reasonable <input type="checkbox"/> Good	Insulation <input type="checkbox"/> Ceilings <input type="checkbox"/> Walls
Windows and doors open and close properly? <input type="checkbox"/> Yes <input type="checkbox"/> No	Good natural lighting and ventilation in all rooms? <input type="checkbox"/> Yes <input type="checkbox"/> No
Flyscreens? <input type="checkbox"/> Yes <input type="checkbox"/> No	Enough power points suitably located <input type="checkbox"/> Yes <input type="checkbox"/> No
Security system <input type="checkbox"/> Alarm <input type="checkbox"/> Deadlocks	Telephone connected? <input type="checkbox"/> Yes <input type="checkbox"/> No
Hot water system <input type="checkbox"/> Gas <input type="checkbox"/> Solar <input type="checkbox"/> Electric	Smoke detectors How many?

## THE LIVING ROOM

	Living 1	Living 2		Living 1	Living 2
Flooring	<input type="checkbox"/> Carpet <input type="checkbox"/> Floorboards <input type="checkbox"/> Tiles	<input type="checkbox"/> Carpet <input type="checkbox"/> Floorboards <input type="checkbox"/> Tiles	Window coverings	<input type="checkbox"/> Blinds <input type="checkbox"/> Curtains <input type="checkbox"/> Shutters <input type="checkbox"/> Fly screens	<input type="checkbox"/> Blinds <input type="checkbox"/> Curtains <input type="checkbox"/> Shutters <input type="checkbox"/> Fly screens
TV connection?	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	Gas outlet?	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
Adequate lighting?	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	Adequate power points?	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No

## THE KITCHEN

Are there sufficient cupboards?	<input type="checkbox"/> Yes <input type="checkbox"/> No	Is there sufficient bench space?	<input type="checkbox"/> Yes <input type="checkbox"/> No
Do the cupboards open and shut properly? Test	<input type="checkbox"/> Yes <input type="checkbox"/> No	Do the stove and hotplates work properly? Test	<input type="checkbox"/> Yes <input type="checkbox"/> No
Will your refrigerator fit?	<input type="checkbox"/> Yes <input type="checkbox"/> No	Is the dishwasher included in the sale?	<input type="checkbox"/> Yes <input type="checkbox"/> No
Range hood / hotplates / oven – gas or electric?	<input type="checkbox"/> Yes <input type="checkbox"/> No	Is the microwave included in the sale?	<input type="checkbox"/> Yes <input type="checkbox"/> No
Is the lighting adequate?	<input type="checkbox"/> Yes <input type="checkbox"/> No	Is there a telephone point?	<input type="checkbox"/> Yes <input type="checkbox"/> No
Are there sufficient power points?	<input type="checkbox"/> Yes <input type="checkbox"/> No	Does the water in sink drain away quickly?	<input type="checkbox"/> Yes <input type="checkbox"/> No
Good water pressure?	<input type="checkbox"/> Yes <input type="checkbox"/> No	Is there water hammer?	<input type="checkbox"/> Yes <input type="checkbox"/> No
Floor covering <input type="checkbox"/> tiles <input type="checkbox"/> vinyl <input type="checkbox"/> floorboards <input type="checkbox"/> carpet?		Bench tops <input type="checkbox"/> laminate <input type="checkbox"/> tiles <input type="checkbox"/> caesarstone <input type="checkbox"/> marble?	

## THE BATHROOM

	Bath 1		Bath 2		Bath 3			Bath 1		Bath 2		Bath 3	
	Yes	No	Yes	No	Yes	No		Yes	No	Yes	No	Yes	No
Bath	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Is there heating?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Shower	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Is the shower recess free from leaks? Test to see if water leaks through or under the screen.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Toilet	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Are there sufficient power points?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Is there sufficient ventilation?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Are there sufficient mirrors?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Is there an exhaust fan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Are there sufficient cupboards?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Is the lighting adequate?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Is the toilet in good condition?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Are there sufficient towel rails?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>							

## THE BEDROOMS

	Bed 1		Bed 2		Bed 3		Bed 4			Bed 1		Bed 2		Bed 3		Bed 4		
	Yes	No	Yes	No	Yes	No	Yes	No		Floor coverings	Floorbds	Carpet	Tiles	Floorbds	Carpet	Tiles	Floorbds	Carpet
Affected by noise and light factors (eg street lights, headlights of cars, screeching brakes, trucks changing gears)?	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	Floor coverings	<input type="checkbox"/> Floorbds <input type="checkbox"/> Carpet <input type="checkbox"/> Tiles	<input type="checkbox"/> Floorbds <input type="checkbox"/> Carpet <input type="checkbox"/> Tiles	<input type="checkbox"/> Floorbds <input type="checkbox"/> Carpet <input type="checkbox"/> Tiles	<input type="checkbox"/> Floorbds <input type="checkbox"/> Carpet <input type="checkbox"/> Tiles	<input type="checkbox"/> Floorbds <input type="checkbox"/> Carpet <input type="checkbox"/> Tiles	<input type="checkbox"/> Floorbds <input type="checkbox"/> Carpet <input type="checkbox"/> Tiles	<input type="checkbox"/> Floorbds <input type="checkbox"/> Carpet <input type="checkbox"/> Tiles	<input type="checkbox"/> Floorbds <input type="checkbox"/> Carpet <input type="checkbox"/> Tiles	<input type="checkbox"/> Floorbds <input type="checkbox"/> Carpet <input type="checkbox"/> Tiles
Cool in summer	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	Wardrobes	<input type="checkbox"/> Built in <input type="checkbox"/> Walk in	<input type="checkbox"/> Built in <input type="checkbox"/> Walk in	<input type="checkbox"/> Built in <input type="checkbox"/> Walk in	<input type="checkbox"/> Built in <input type="checkbox"/> Walk in	<input type="checkbox"/> Built in <input type="checkbox"/> Walk in	<input type="checkbox"/> Built in <input type="checkbox"/> Walk in	<input type="checkbox"/> Built in <input type="checkbox"/> Walk in	<input type="checkbox"/> Built in <input type="checkbox"/> Walk in	<input type="checkbox"/> Built in <input type="checkbox"/> Walk in

## THE LAUNDRY

Is the size and type of hot water service suitable?	<input type="checkbox"/> Yes <input type="checkbox"/> No	Is there room for a clothes dryer?	<input type="checkbox"/> Yes <input type="checkbox"/> No
Can your washing machine be installed without problem?	<input type="checkbox"/> Yes <input type="checkbox"/> No	Are there sufficient cupboards?	<input type="checkbox"/> Yes <input type="checkbox"/> No
Are there sufficient power points?	<input type="checkbox"/> Yes <input type="checkbox"/> No	Is there a wash basin?	<input type="checkbox"/> Yes <input type="checkbox"/> No

## MOVING IN

Will your furniture fit into the property?	<input type="checkbox"/> Yes <input type="checkbox"/> No	Are doorways and passageways wide enough to move furniture through?	<input type="checkbox"/> Yes <input type="checkbox"/> No
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