



LIVING OUT Checklist

Use this checklist when you go to look at a house. It should help you decide which is the right house for you. Why not photocopy this list, complete for each house, and take photos on your phone to remind you? You can photocopy this list for free at Oxford SU.

ADDRESS OF PROPERTY:	AGENT:
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LOCAL AREA

- Noise level
- Shops
- Transport

EXTERIOR OF THE HOUSE

- Is the roof sound and in good repair?
- Are the drains and gutters clear or do they have weeds growing in them?
- How does the woodwork on windows and doors look? - are there signs of rot?
- Is there a garden? Does it look maintained? - what maintenance will you be expected to do?
- Are tools provided?

SECURITY

- Does the house seem to be secure?
- Is there a burglar alarm?
- Are the locks on the external doors adequate 5 lever mortice locks? (affects insurance)
- Are the external door solid and secure?
- Do all the ground floor windows have security locks?
- Are the window frames strong and in good repair?
- Are the windows double glazed? (affects heating costs)

HEATING AND PLUMBING

- Does the house have central heating?
- Does the heating system work effectively?
- Is there a gas meter?
- Do any of the taps, pipes or toilets leak?
- Do the toilets flush?
- Is there a shower and/or a bath?

ELECTRICAL SAFETY

- Does the electrical fusebox and wiring look modern and well-maintained?
- Have all the electrical appliances been safety checked?
- Are there enough power points for each room?
- Is there an electricity meter?

FURNITURE

- Has the house got enough furniture for everyone?
- Is the kitchen big enough to store and prepare food?
- Which items of furniture belong to the current tenants?

KITCHEN AND LAUNDRY

- Washing machine
- Tumble dryer
- Dishwasher
- Oven
- Fridge
- Freezer
- Do these all work?

GAS SAFETY

- Is there a current gas safety certificate for the house? (Look for the Gas Safe mark).
Legal requirement.
- Is there a carbon monoxide detector fitted?
Legal requirement.

FIRE SAFETY

- In the event of a fire could you escape easily?
- Are there front and rear exits to the property?
- Are smoke detectors fitted? Legal requirement.
- Is there a fire extinguisher/blanket?

LICENSED HMO (Houses in Multiple Occupation)

- Basic rule: 3 or more people who are not related.
- Does the property need a licence?
- If it does, have you seen it?

MONEY

How much is the rent?

What is the total amount you will pay?

Who pays the water charges?

How much is the deposit?

Is the deposit placed in a Tenancy Deposit Protection scheme?

Is there an agents fee? If so how much?

Are there any other charges?

How much are the utilities?

Notes:

* All information correct at the time of going to press. 09.15.