

FINAL INSPECTION GUIDE - UPON VACATING PLEASE ADHERE TO THE FOLLOWING

1	Oven, grill, hot plates and exhaust fan (especially the removable mesh) above hotplates to be cleaned and free from oil. If stainless steel, use non-abrasive agents only!
2	Refrigerator - all food to be thrown away and fridge/freezer cleaned (inside and out)
3	Microwave to be cleaned inside and out.
4	Exhaust fans (Bathroom/Laundry) to be cleaned from dust and grime.
5	All floor surfaces to be washed thoroughly. If wooden floors, use correct floor cleaning agents only! Tiled floors must be crack/chip free.
6	Windows/sliding doors including sills, frames and tracks are to be cleaned.
7	Cupboards/shelves/bench tops to be cleaned and left undamaged.
8	Marks to be removed from walls (try a soft sponge and Selleys Sugar Soap - test a small hidden area first), ceilings - cobwebs to be removed from ALL areas.
9	Light shades/fittings to be cleaned and undamaged and all blown globes replaced.
10	Skirting boards to be cleaned.
11	Carpets, curtains & fabric lounge suites must be professionally steamed cleaned.
12	Curtains to be undamaged and clean. If any smoking was done in the unit or if they are dirty or if you have leased over 12 months you must have them cleaned professionally. Ensure cobwebs and dust vacuumed off the top. Blinds are to be dust and mark free.
13	Bed linen must be washed, ironed and beds remade, inc. blankets & quilts dry-cleaned.
14	Washing machine/dryer should be left dry, clean and undamaged, lint bags/filters cleaned and emptied - Please check no clothing items have been left inside.
15	Electrical items to be left in good clean working order and undamaged.
16	Courtyard paving/driveways to be swept and all weeds/leaves removed.
17	Balcony's must be swept and cleaned with mop and bucket, any marks removed.
18	All furniture must be left clean and as per condition noted originally.
19	HOUSES ONLY: eaves to be free from leaves, twigs, etc
20	Gardens/Courtyards if applicable: to be weeded and lawns mowed and edged (must be left in the same condition as when tenant first moved in) No rubbish to be left in garden area
21	THE TENANTS ARE RESPONSIBLE FOR DISCONNECTION OF THESE UTILITIES: ALINTA GAS – 13 13 58 WESTERN POWER – 13 13 54 TELSTRA – 13 22 00 AUSTRALIA POST – Mail to be redirected
22	All rental payments must be paid up to the date of vacating. Rental cannot be held over to be paid from bond. This is an offence under the Residential Tenancy Act. The tenant is also responsible for the property until the keys are handed over.
23	All items on the inventory are to be accounted for cleaned and in their original condition. If anything is missing, needs replacing or maintenance is required, please advise us in advance. If you do not replace it yourself prior to vacating you will be charged for the time and petrol costs it takes us to purchase the items ourselves.

PROFESSIONAL CLEANERS FOR YOU TO UTILISE

Please arrange for a quote for carpet, window or unit cleaning prior to vacating so that you can pay them directly. Once paid, ensure a receipt is kept and a copy given to Dempsey Real Estate. This is not to be taken out of the bond.

Carpet Cleaners: **VIP Carpet Cleaning** – Bruce Ph: 0417 967 779

Window Cleaners: **Coastal Window Cleaning** – Gideon Ph: 0412 313 532

Please provide cleaners with as much notice as possible.