

Inventory & Schedule of Condition



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Property inspected by A. Clerk

Address

123 Preview Street
Sample City
London
AB1 2CD



Carried Out

November
18th 2023
08:15

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Disclaimers

This inventory is prepared as an "as seen snapshot" of the property and its contents at the time of the designated inspection and is compiled as a fair and accurate record of the property's internal condition and its contents. It should not be used as an accurate description of each and every piece of furniture and equipment, or as a structural survey report.

Therefore as the Inventory Clerk preparing this inventory is not an expert on fabrics, woods, materials, antiques etc: nor is a qualified surveyor or valuer, they are not required to state whether an item is antique, made of precious metals, of unique origin, or whether it is new despite the appearance being obviously so. All items are in good condition unless otherwise stated.

Please be advised that items left in lofts, cellars or in locked rooms, garages and sheds that have not been noted in the inventory are the sole responsibility of the landlord.

The movement of any items of heavy furniture or appliances will not be undertaken and therefore some observations may be restricted in were such items restrict full inspection.

Where inventories are completed with tenants at present this can be deemed difficult for clerks to differentiate between that belonging to the landlord or tenant, then the report may contain inaccuracies for which the clerk cannot be held responsible.

It is recommended that as the overall accuracy of this inventory lies with the Landlord and Tenant set arrangements.

In any queries or discrepancies relating to the description or content be addressed to Property Inventory Services within 14 days of the date of inspection.

Safety Disclaimer

The inventory relates only to the furniture, furnishing and all landlords equipment and contents in the property. It is no guarantee of, or report on, the adequacy of, or safety of any such equipment or contents, merely a record that such items exist in the property at the date of the inventory and the superficial condition. The person taking this inventory has not tested any of the appliances. Bunk beds and cots have not been checked for safety.

Furniture and furnishings (Fire) (Safety) Regulations 1988 As Amended 1993

The Fire & Safety Regulation regard furnishing, gas, electrical and similar services are ultimately the responsibility of the instructing principal. Where the inventory notes "FFR label seen" this should not be interpreted to mean the item complies with the "Furniture & Furnishings (Fire) (Safety) (Amendments) 1993". It is a record that the item had a label as described or similar to that detailed in the "Guide" published by the department of Trade and Industry January 1997 (or subsequent date), attached at the time the inventory was compiled. It is not a statement that the item can be considered to comply with the regulations.

Smoke Detectors

Smoke detectors are not tested and it is the tenant's responsibility to inspect the smoke detector at regular intervals to ensure they are in full working order.

Useful Information for tenants

The Check Out Process

The contents and internal condition of the property will be checked at the end of the tenancy and compared to the condition recorded in the Inventory made at the tenancy commencement.

It is recommended that the tenant is present at the time of check out. The following checklist is intended as a useful guide so as to ensure a "hassle free" check out and avoid any unnecessary additional charges.

All personal possessions should be removed, Keys should be available to return, Furniture and other items are returned to the location listed in the original inventory (if any items listed on original inventory have been stored in the loft or packed away – they should be returned to original location). Bedding and linen should be dry cleaned/laundered, ironed and stored neatly in the appropriate location. It is suggested bed not to be made up.

The property should be cleaned thoroughly (Professionally cleaned if done so at the commencement of the tenancy) and left tidy at the end of the tenancy. Tenants can be disagreeably surprised to find the check out report comments unfavourably on the standard of cleaning with a requirement for further cleaning at considerable extra cost. Most commonly missed areas include:

- o Lime scale build up on taps, shower heads and waste
- o Kitchen appliances both interior and exterior

123 Sample Street, Sample City, AB1 2CD

- o Kitchen and bathroom tiling
- o Grease on oven hobs
- o The soap dispenser of washing and dishwashing machine
- o Woodwork skirting boards and dado rail
- o Curtains and blinds
- o Carpets
- o Upholstery
- o Cleanliness of windows

1. SCHEDULE OF CONDITION			
Ref	Name	Condition	Additional Comments
1.1	Overview - Odours	Neutral	
1.2	General Cleanliness	Property has been cleaned throughout but some floor are dusty	

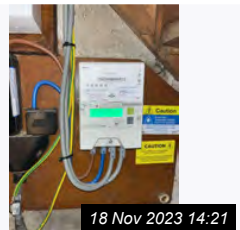
2. METER READINGS				
Ref	Name	Description	Reading	Additional Comments
2.1	Gas Meter	Location: Cupboard under the stairs Serial No: 30-EB-SA-FF-FF- AF- 15-60	00498.412	
2.2	Electric Meter	Location:Cupboard under the stairs Serial No: 30-EB-5A-FF-FF-BC-FC-E8	00661	



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Ref # 2.1



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Ref # 2.2



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3. FRONT GARDEN				
Ref	Name	Description	Condition	Additional Comments
3.1	Garden Description	Front garden has a wood fence and small area with over grown vegetation; 3 bins by the front black metal gate	some rubbish under the vegetation	
3.2	Driveway	Grey paving slabs in the driveway	Paving slab in some part have sunk down in small area	

3. FRONT GARDEN (CONT.)



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Ref #3



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Ref #3



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Ref # 3.1



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Ref # 3.1



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Ref # 3.1



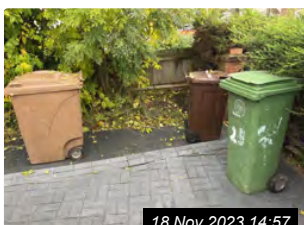
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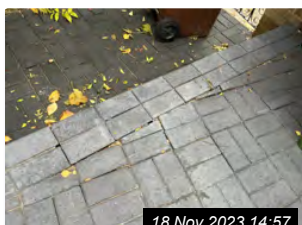
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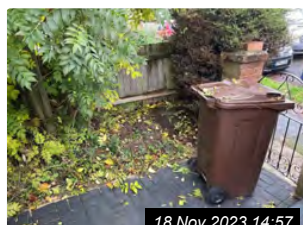
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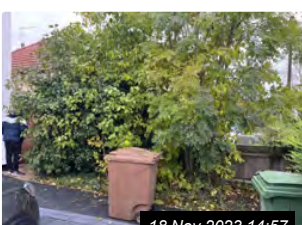
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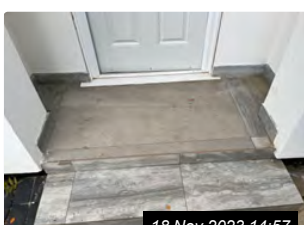
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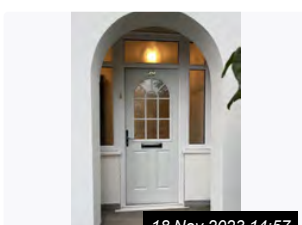
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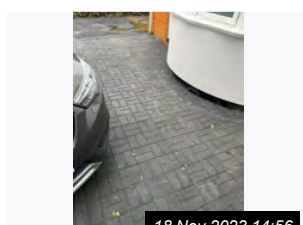
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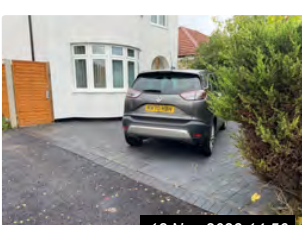
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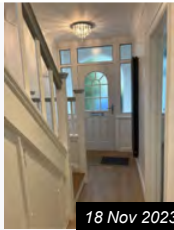


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4. ENTRANCE / HALLWAY				
Ref	Name	Description	Condition	Additional Comments
4.1	Overview	Odours	Neutral	
4.2	Door	<p>Front Door - White uPVC double glazed with chrome look letterbox and 29 number lettering L shaped handle</p> <p>Side Exterior door - White uPVC double glazed door with one glass pane and one plastic and white L shaped handle and a cat flap.</p> <p>Utility area - Wooden sliding door with glass panel in the middle</p>	<p>Front Door - Appears in good condition</p> <p>Side Exterior Door - Appears in good condition</p> <p>Utility area - Appears in good condition</p>	
4.3	Door Frame	Front Door has glass uPVC frame ; Side Door uPVC frame	Appears in good condition; Appears newly decorated	
4.4	Ceiling	Plastered painted white	Appears in good condition; Appears newly decorated	
4.5	Lighting	<p>Modern crystal LED light with mirror base</p> <p>And X3 down lights</p> <p>Utility area</p> <p>X1 down light</p>	Appears in good condition	
4.6	Walls	Plastered painted	Appears in good condition; Appears newly decorated	
4.7	Skirting	Wood painted white	Appears in good condition; Appears newly decorated	
4.8	Switches / Sockets	<p>White Plastic ;</p> <p>X1 Triple Light switch</p> <p>Metal ;</p> <p>X2 Double light switch</p>	Appears in good condition	
4.9	Heating	Modern tall grey wall mounted with a mirror panel in the middle the radiator with TRV	Radiator as new, TRV has paint marks and not been cleaned well	
4.10	Flooring	Wood laminate flooring	As New	
4.11	Utility area	<p>White Bosch Washing machine Exxcel 8;</p> <p>Small white basin with chrome mixer tap;</p> <p>X2 Grey drawers under the stairs;</p> <p>X1 Wooden shelf;</p> <p>X1 uPVC double gazed window under the stairs</p>	<p>Washing require cleaning;</p> <p>Basin - Appears freshly painted</p>	

4. ENTRANCE / HALLWAY (CONT.)



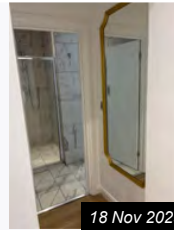
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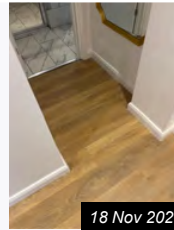
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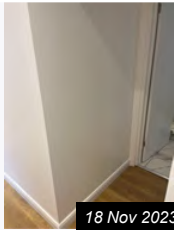
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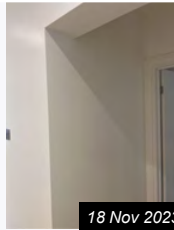
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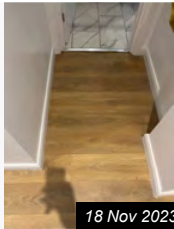
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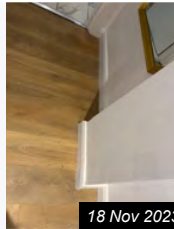
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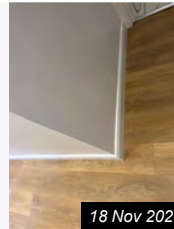
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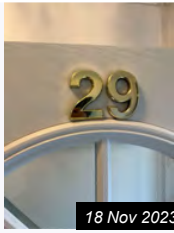
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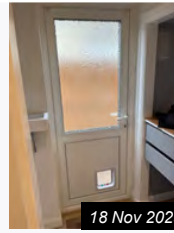
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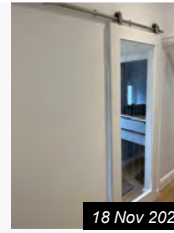
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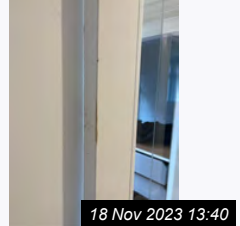
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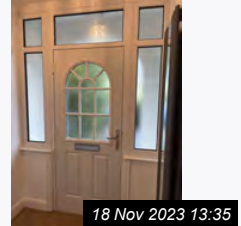
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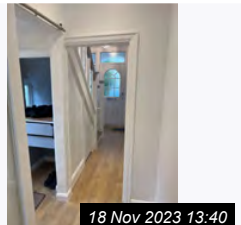
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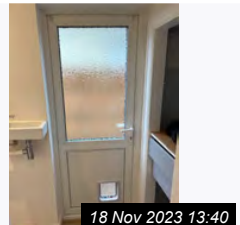
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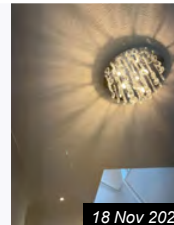
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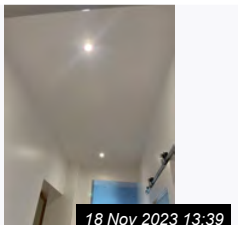
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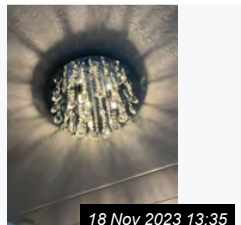
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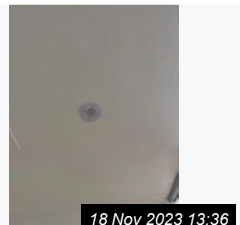
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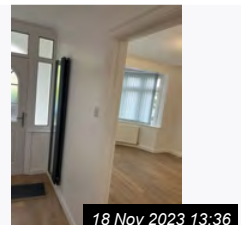
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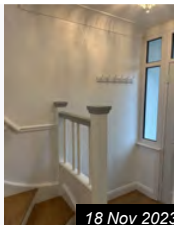
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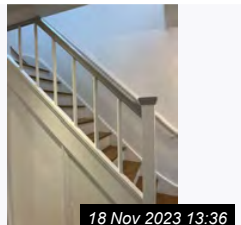
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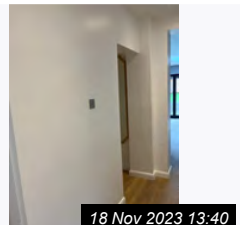
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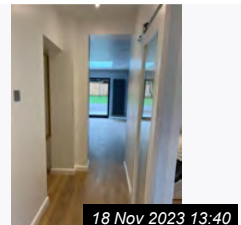
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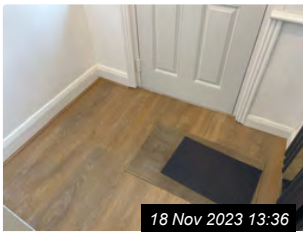
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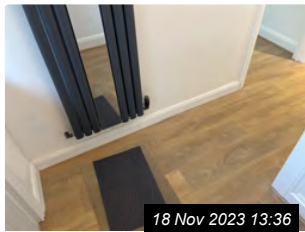
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4. ENTRANCE / HALLWAY (CONT.)



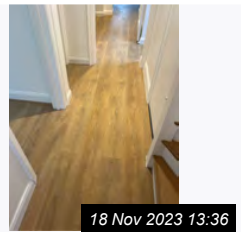
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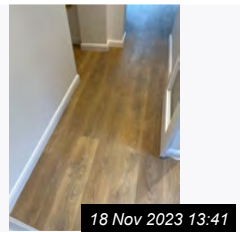
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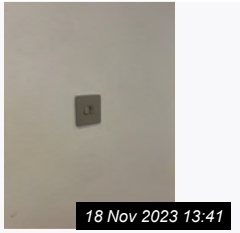
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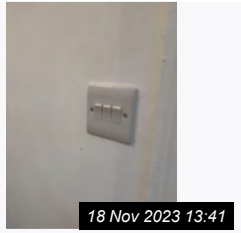
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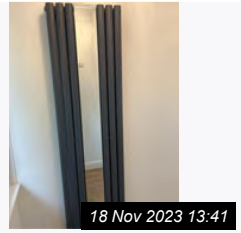
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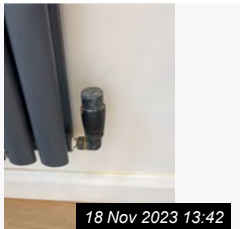
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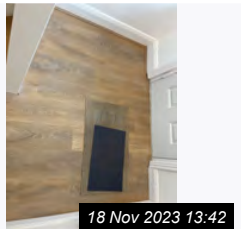
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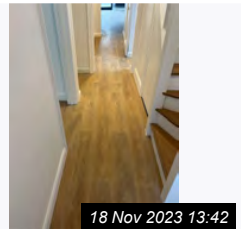
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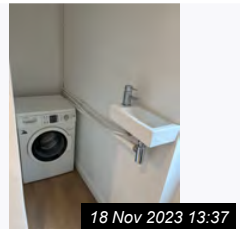
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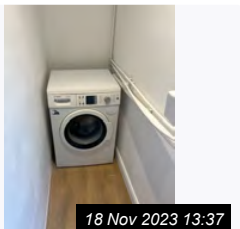
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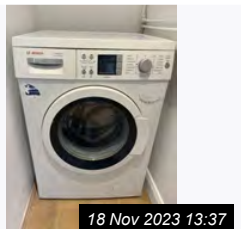
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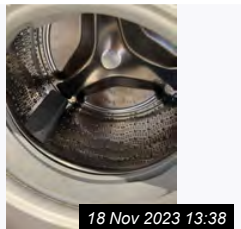
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4. ENTRANCE / HALLWAY (CONT.)



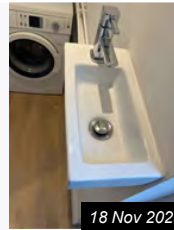
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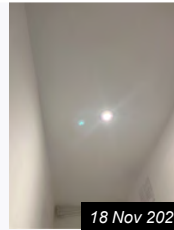
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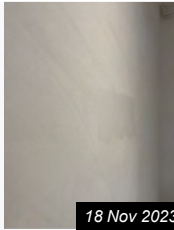
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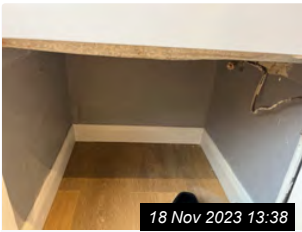
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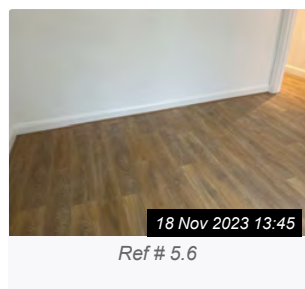
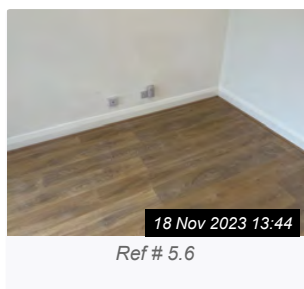
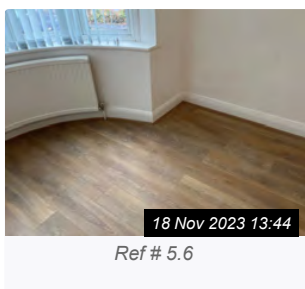
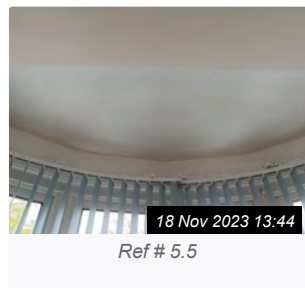
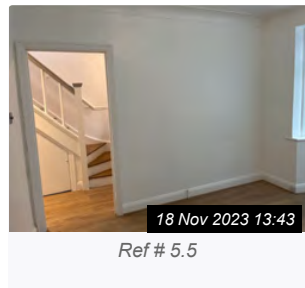
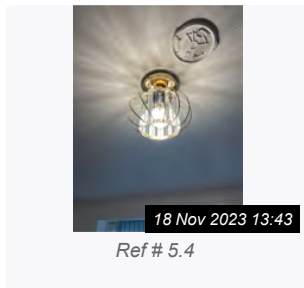
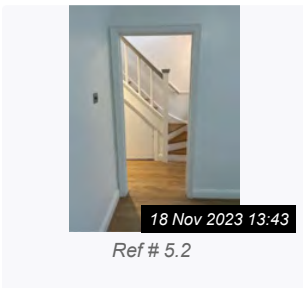
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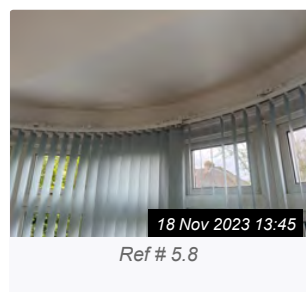
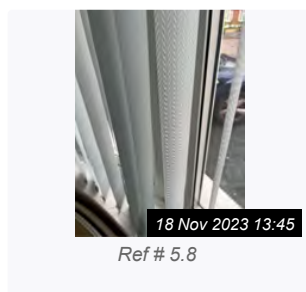
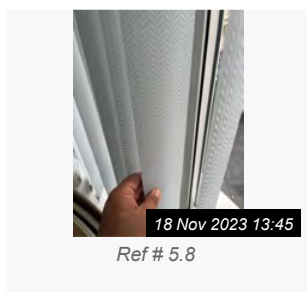
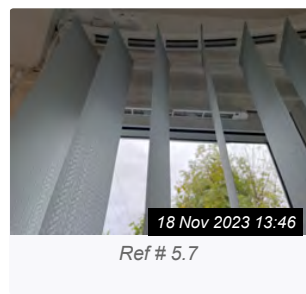
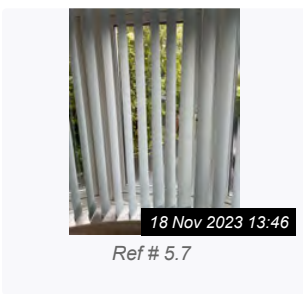
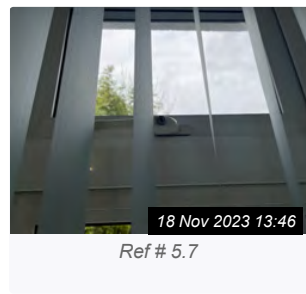
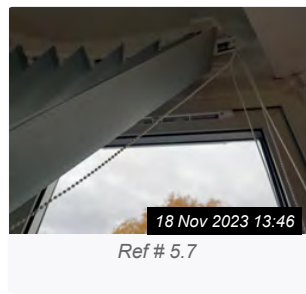
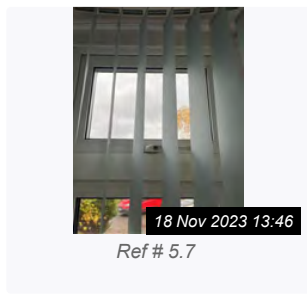
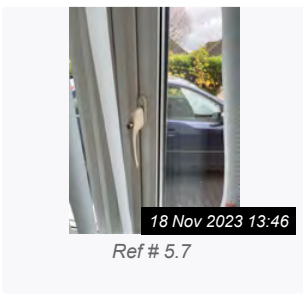
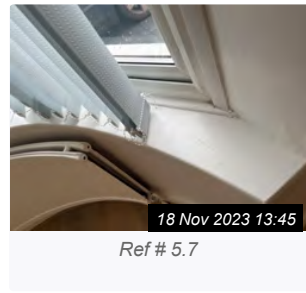
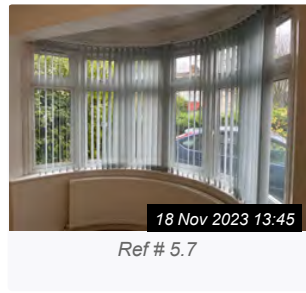
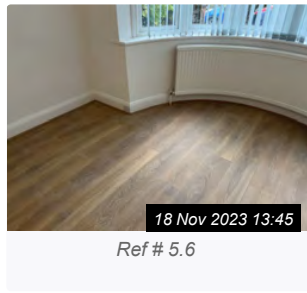
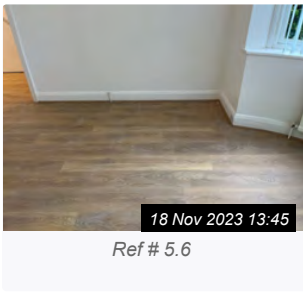
5. LOUNGE

Ref	Name	Description	Condition	Additional Comments
5.1	Overview	Odours	Neutral	
5.2	Door Frame	Wood painted white	Appears in good condition; Appears newly decorated	
5.3	Ceiling	Artex painted; white	Appears in good condition; Appears newly decorated	
5.4	Lighting	Brass finish light fitting with modern crystal and LED blub	Appears in good condition	
5.5	Walls	Plastered painted	Appears in good condition; Appears newly decorated	
5.6	Skirting	Wood painted white	Appears in good condition; Appears newly decorated	
5.7	Window(s) / Sill	uPVC double glazed bay window; with L shaped handles	Appears in good condition	

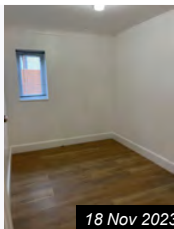
5. LOUNGE (CONT.)				
5.8	Blinds	Off white Vertical blinds	Appears in good condition	
5.9	Switches / Sockets	White Plastic ; X1 Single socket X2 Double Socket X1 Aerial socket; Metal look; X1 Dimmer switch	Appears in good condition	
5.10	Heating	White bay window wall mounted radiator	Appears in good condition	
5.11	Flooring	Wood laminate flooring	As New	



5. LOUNGE (CONT.)



6. DINING ROOM				
Ref	Name	Description	Condition	Additional Comments
6.1	Overview	Odours	Neutral	
6.2	Door	4 Panel white wooden door, with L shaped handle	Appears in good condition	
6.3	Door Frame	Wood painted white	Appears in good condition; Appears newly decorated	
6.4	Ceiling	Plaster painted; White; with large coving	Appears in good condition; Appears newly decorated	
6.5	Lighting	Black light fitting with modern crystal and LED Blub	Appears in good condition	
6.6	Walls	Plastered painted	Appears in good condition; Appears newly decorated	
6.7	Skirting	Wood painted white	Appears in good condition; Appears newly decorated	
6.8	Window(s) / Sill	uPVC double glazed bay window; with L shaped handles	Appears in good condition	
6.9	Blinds	Grey venetian blinds	Appears in good condition	
6.10	Switches / Sockets	White Plastic ; X1 Double Socket; Metal look ; X1 Dimmer switch	Appears in good condition	
6.11	Heating	Modern tall white wall mounted with a mirror panel in the middle the radiator with TRV	As New	
6.12	Flooring	Wood laminate flooring	As New	



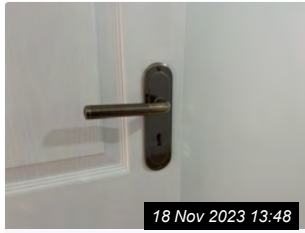
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6. DINING ROOM (CONT.)



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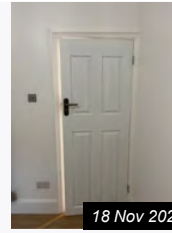
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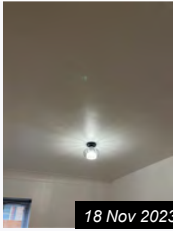
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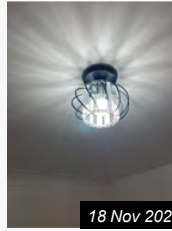
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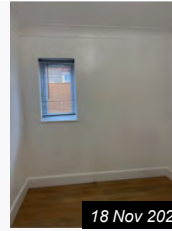
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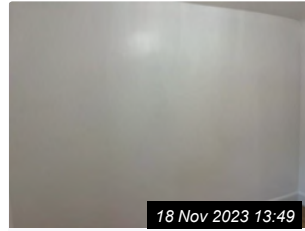
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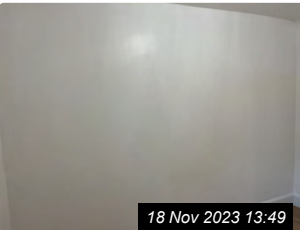
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Ref # 6.6



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Ref # 6.6



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Ref # 6.6



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Ref # 6.6



18 Nov 2023 13:50

Ref # 6.6



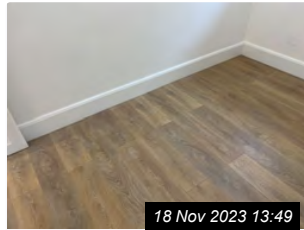
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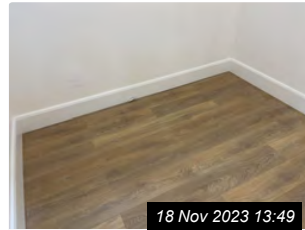
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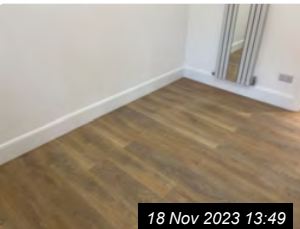
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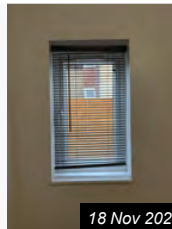
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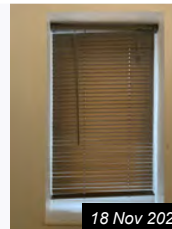
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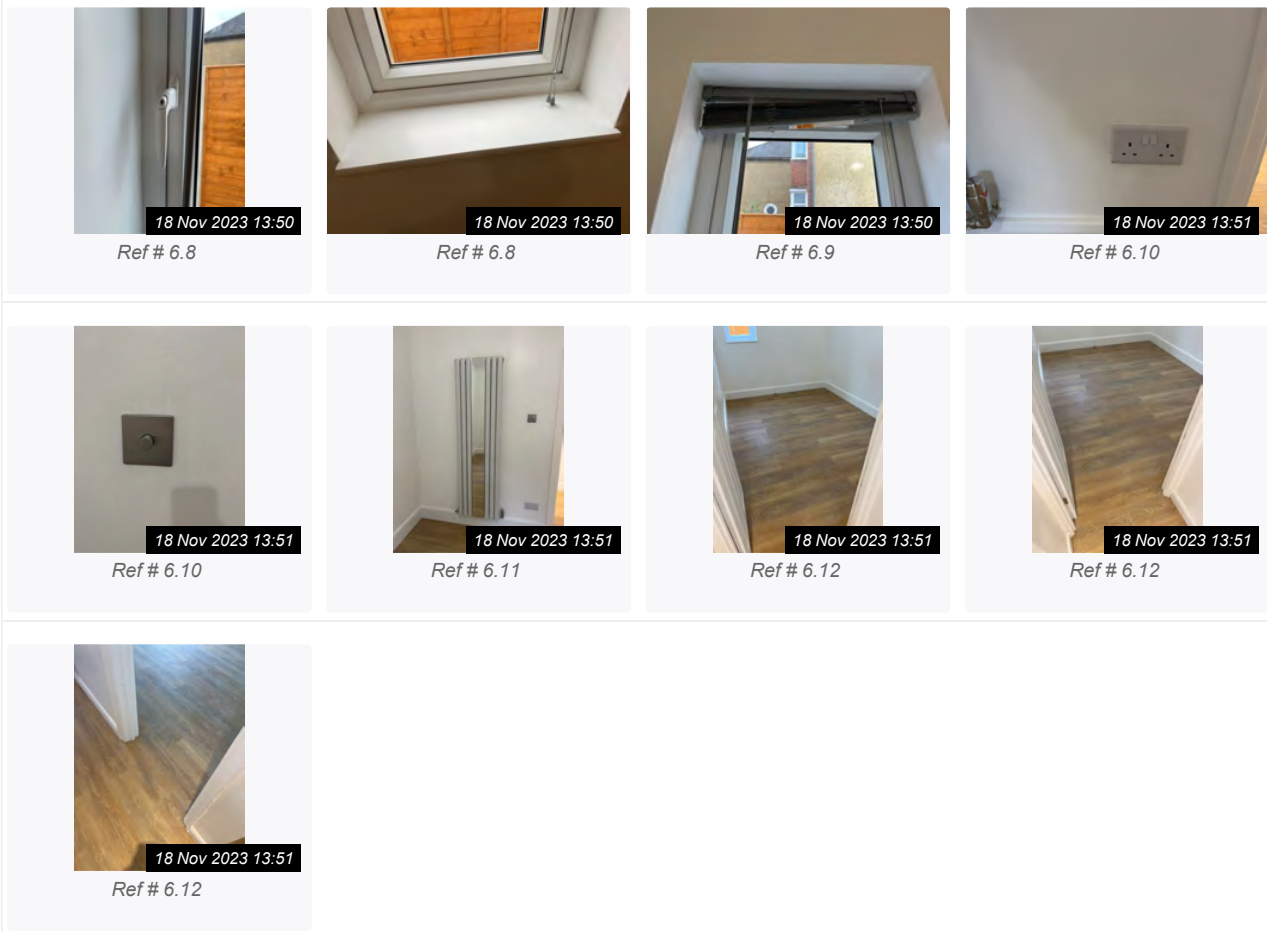
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Ref # 6.8

6. DINING ROOM (CONT.)



7. KITCHEN

Ref	Name	Description	Condition	Additional Comments
7.1	Overview	Odours	Neutral	
7.2	Door	Dark grey folding 3 pane patio door with metal frame	Appears in good condition	
7.3	Ceiling	Plaster painted; White; x2 sky glass	Appears in good condition; Appears newly decorated	
7.4	Lighting	X13 down-lights round white and X3 down face round grey light fittings	Appears in good condition	
7.5	Walls	Plastered painted grey	Appears in good condition; Appears newly decorated	
7.6	Skirting	Wood painted white	Appears in good condition; Appears newly decorated	

7. KITCHEN (CONT.)			
7.7	Switches / Sockets	<p>Metal Look ; X1 Triple Light switch X3 Double Socket X1 Double socket with USB;</p> <p>White Plastic ; X1 Single Socket; ;</p> <p>In cabinet above microwave ; X4 Fused spur switches ; X2 Fused spur with light switch;</p> <p>In the sink cabinet ; X1 Single socket</p>	Appears in good condition
7.8	Heating	X3 Morden tall grey wall mounted radiator with TRV	Radiator as new, TRV has paint marks and not been cleaned well
7.9	Flooring	Wood laminate flooring	As New
7.10	Kitchen Units	<p>Dark Navy Blue Kitchen Units with gold brass round knobs</p> <p>X1 Larder unit for oven and microwave X2 Pull out drawer unit X1 Hob unit with three drawers X1 Single Door X1 Dishwasher unit X1 Sink unit X2 Double door under counter units</p> <p>Wall unit X1 Single door all unit X1 Single door wall unit with built-in light X2 Wide door wall unit with built-in light X1 Wide wall unit above fridge; Wooden stained; Yale</p>	As New
7.11	Extractor Hood	Unbranded black extractor fan with 2 lights	As New
7.12	Hob/ Splash back	<p>Unbranded Black 4 Burner gas burner with glass top;</p> <p>Glass splash back</p>	As New
7.13	Oven/Microwave	Electriq; Black oven; ; Hotpoint integrated microwave	As New
7.14	Worktop(s)	White stone worktop with upstand	As New
7.15	Sink	White ceramic sink with gold look mixer tap	As New

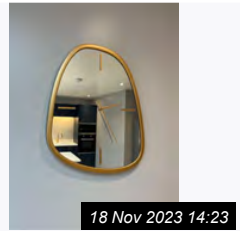
7. KITCHEN (CONT.)				
7.16	Fridge / Freezer	Make ; Silver LogiK Model; Unable to confirm Fridge Contains; X5 Glass shelf with white trim ; X1 Crisper drawers ; X3 Clear plastic pocket door shelf ; Freezer Contains ; X4 Glass shelf with white trim X1 Clear plastic drawers; X4 Clear plastic door pocket shelves	As New	
7.17	Integrated Dishwasher	Make - electric; Model; Unable to confirm	As New	
7.18	Additional Items / Information	X2 Cream bar stools with metal bases	The top of one bar stool has wear marks	



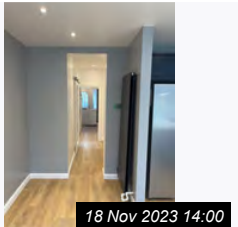
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Ref #7



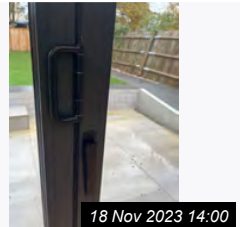
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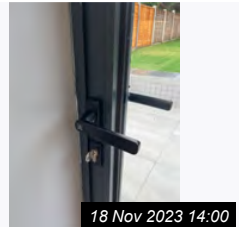
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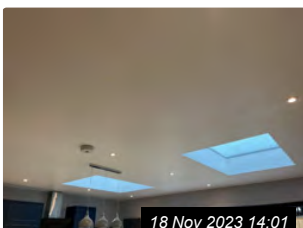
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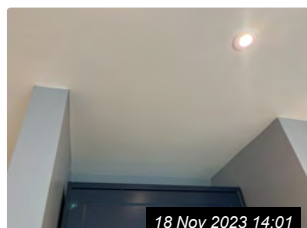
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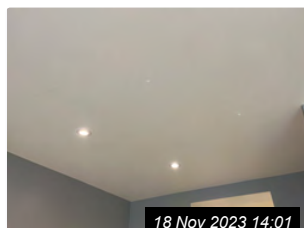
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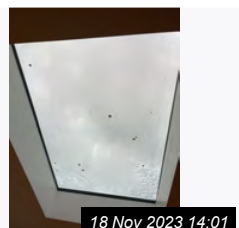
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Ref # 7.3



Ref # 7.3



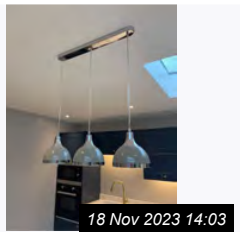
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7. KITCHEN (CONT.)



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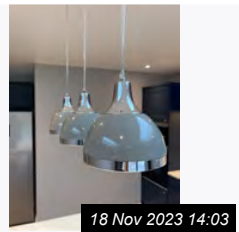
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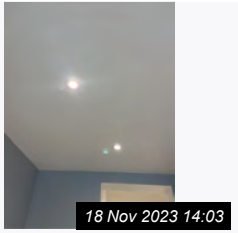
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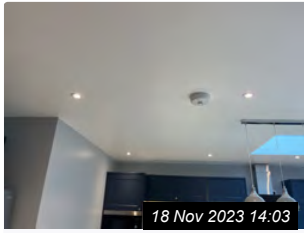
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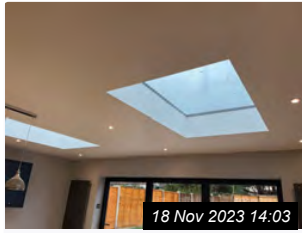
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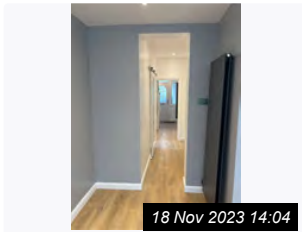
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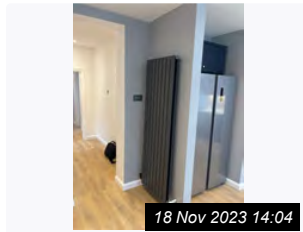
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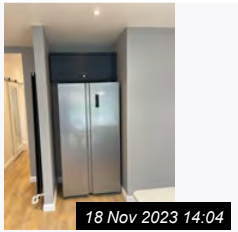
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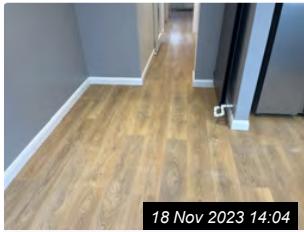
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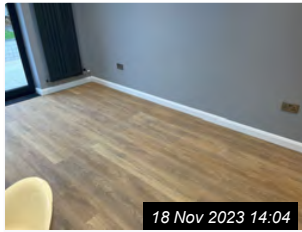
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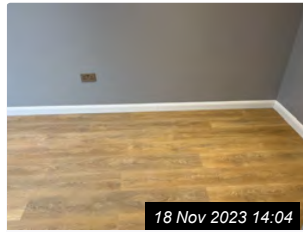
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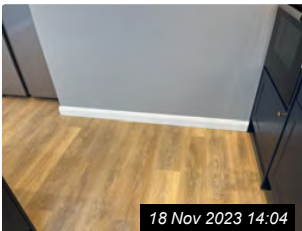
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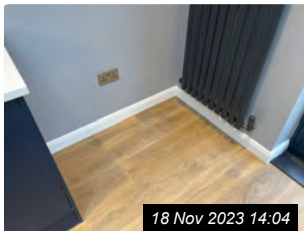
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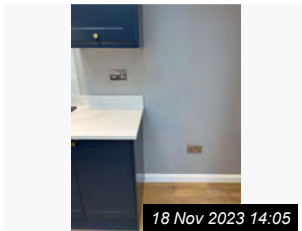
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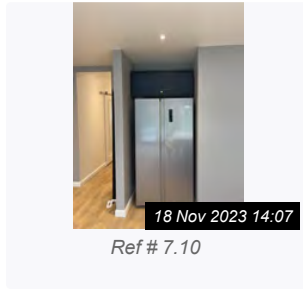
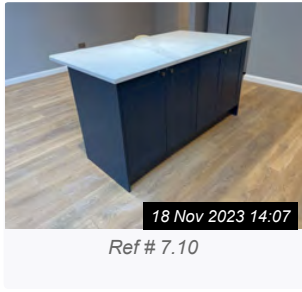
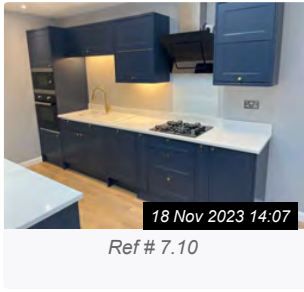
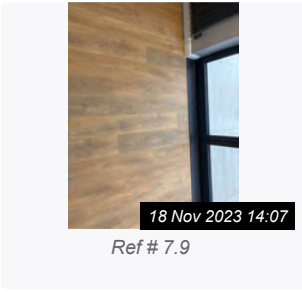
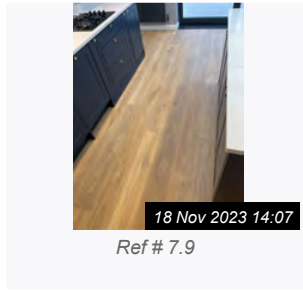
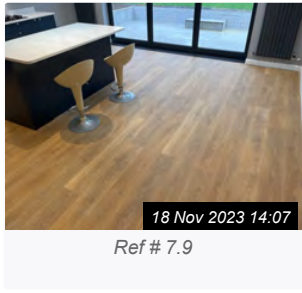
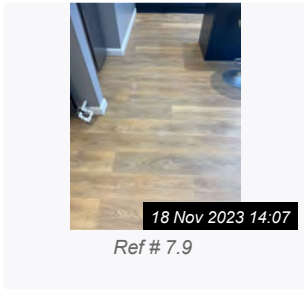
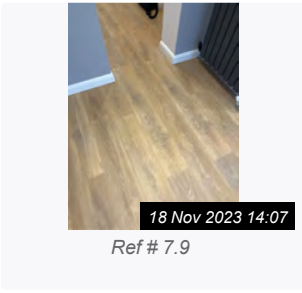
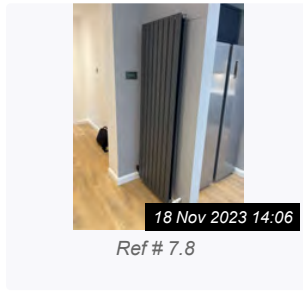
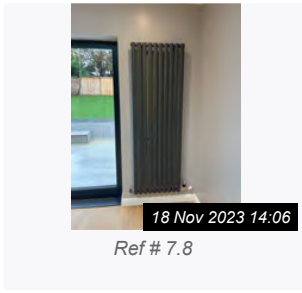
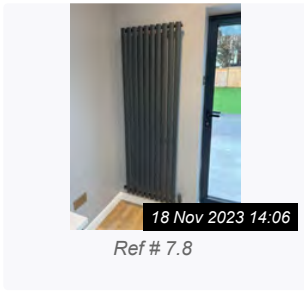
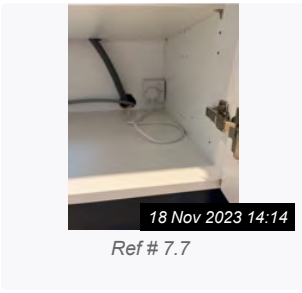
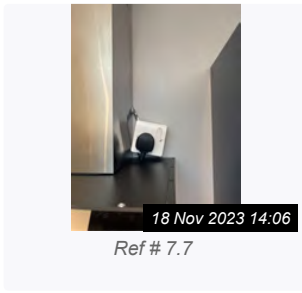
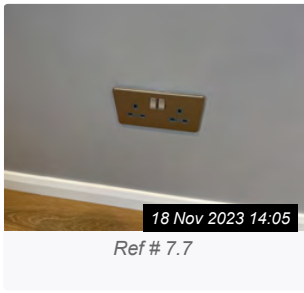
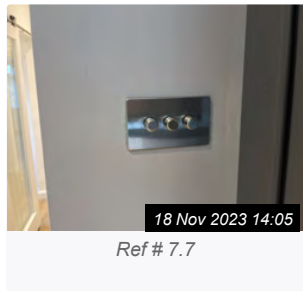
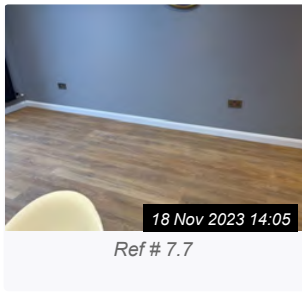
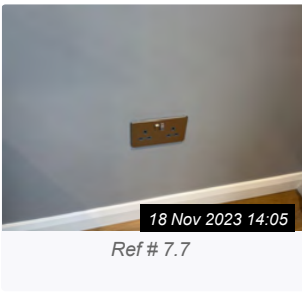
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Ref # 7.7

7. KITCHEN (CONT.)



7. KITCHEN (CONT.)



Ref # 7.10



Ref # 7.10



Ref # 7.10



Ref # 7.10



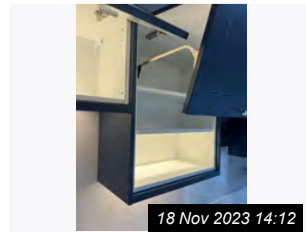
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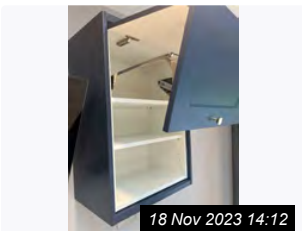
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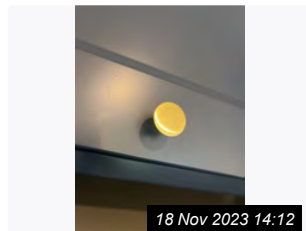
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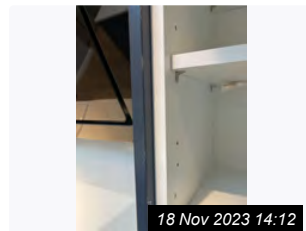
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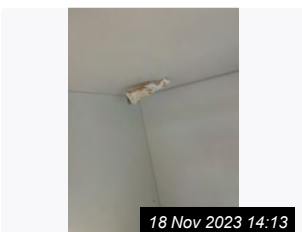
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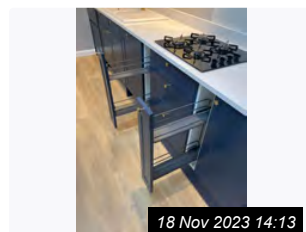
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Ref # 7.10



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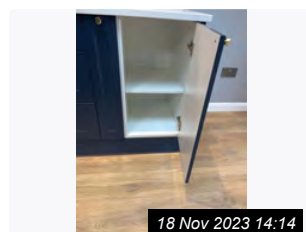
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Ref # 7.10



Ref # 7.10

7. KITCHEN (CONT.)



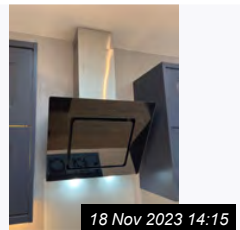
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18 Nov 2023 14:14

Ref # 7.10



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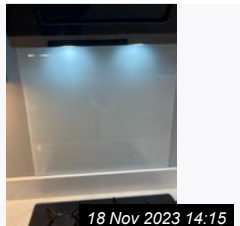
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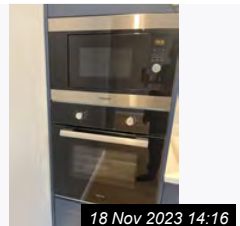
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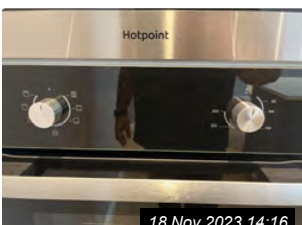
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18 Nov 2023 14:16

Ref # 7.13



18 Nov 2023 14:16

Ref # 7.13



18 Nov 2023 14:16

Ref # 7.13



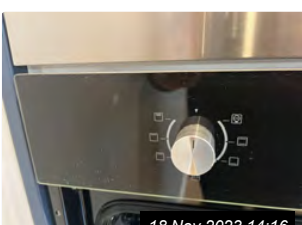
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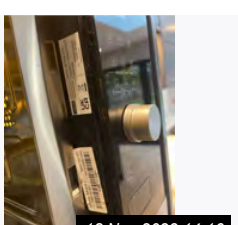
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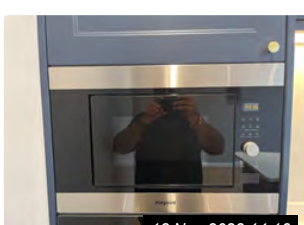
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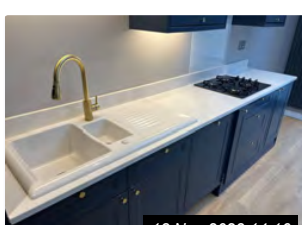
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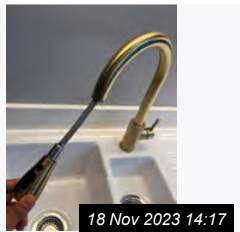
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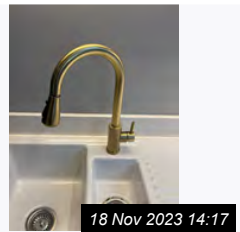
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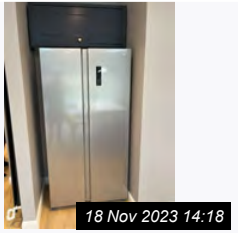
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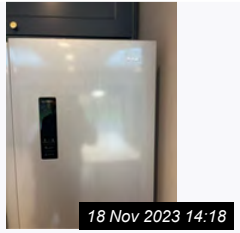
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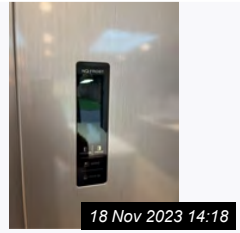
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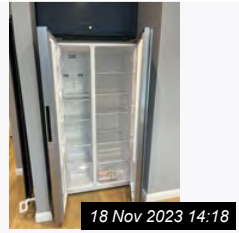
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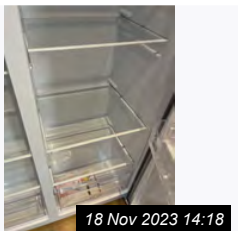
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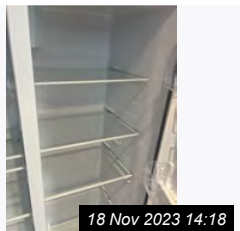
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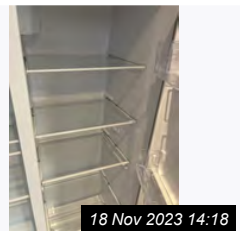
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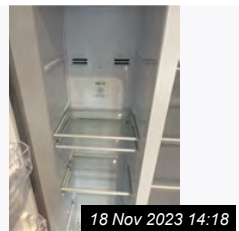
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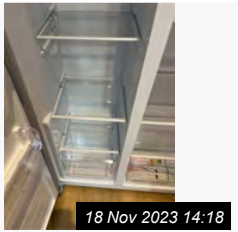
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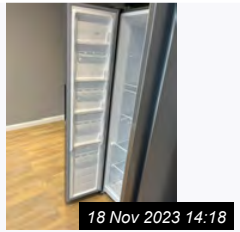
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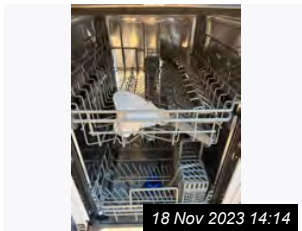
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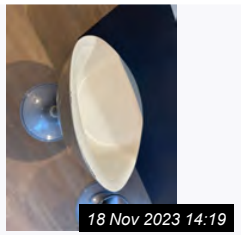
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7. KITCHEN (CONT.)



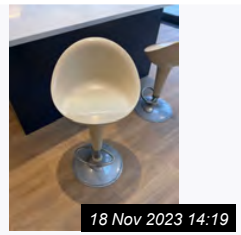
18 Nov 2023 14:19

Ref # 7.18



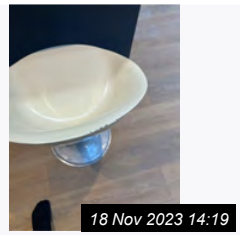
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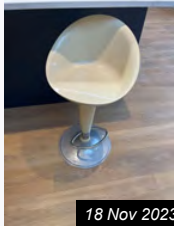
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Ref # 7.18



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Ref # 7.18



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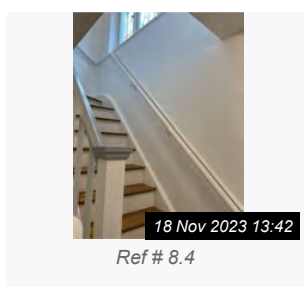
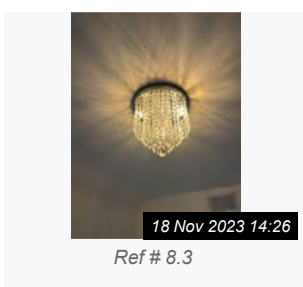
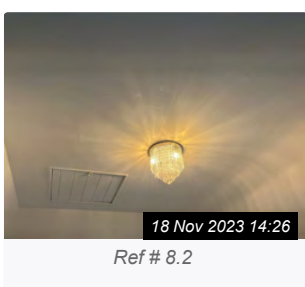
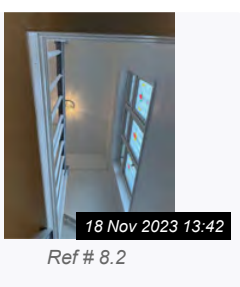
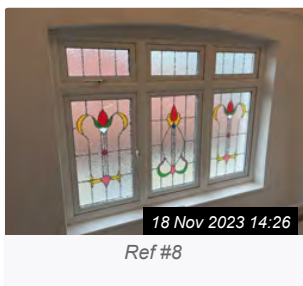
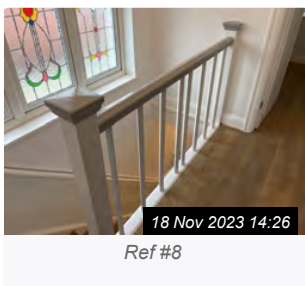
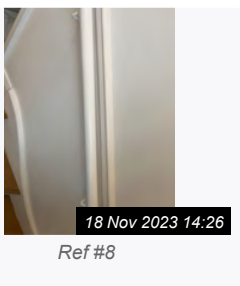
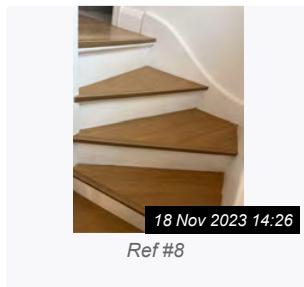
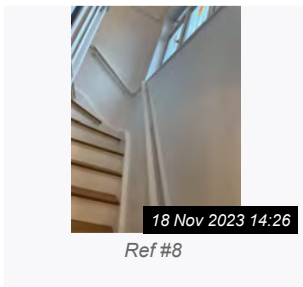
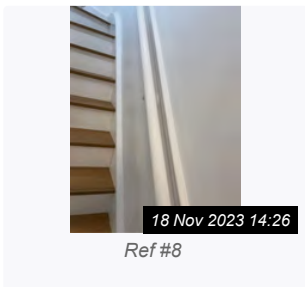
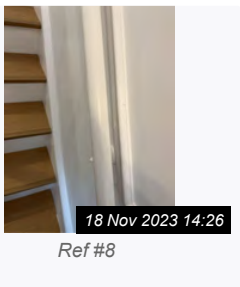
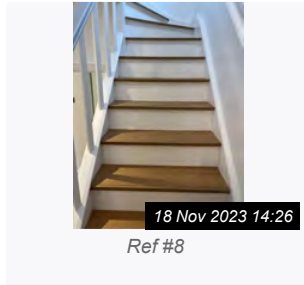
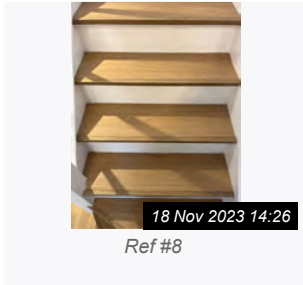
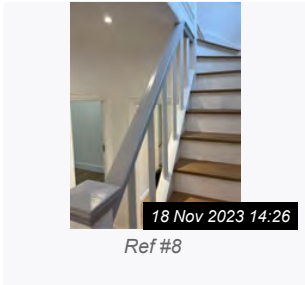
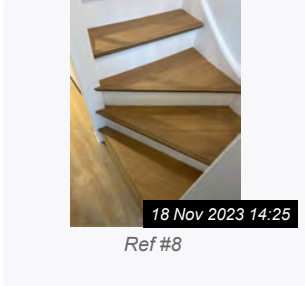
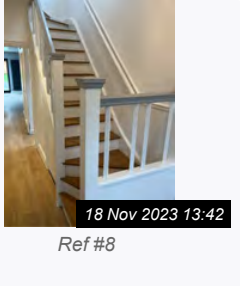
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8. STAIRS & LANDING

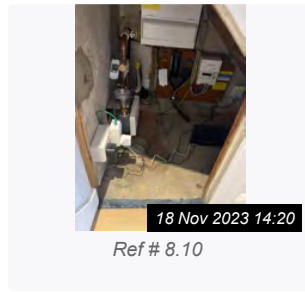
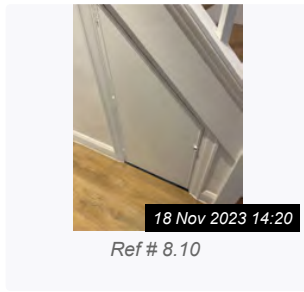
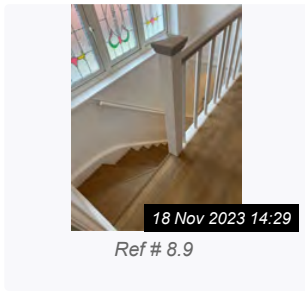
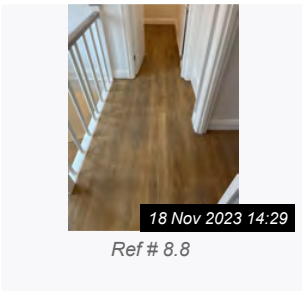
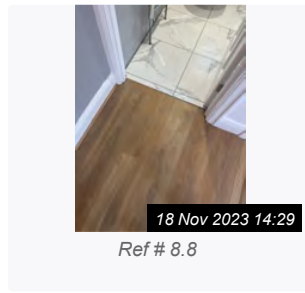
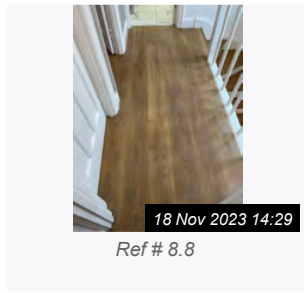
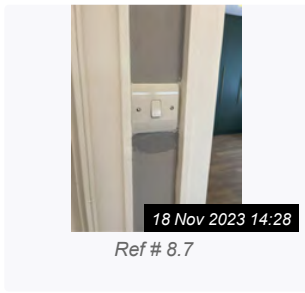
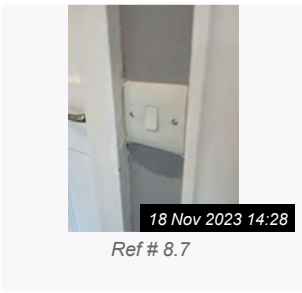
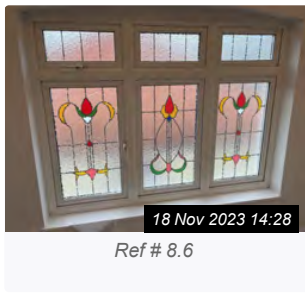
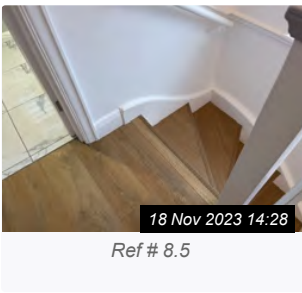
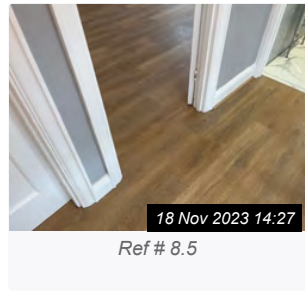
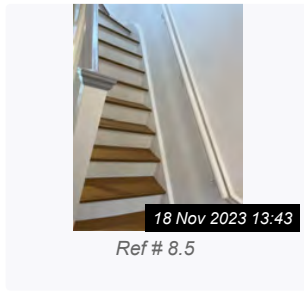
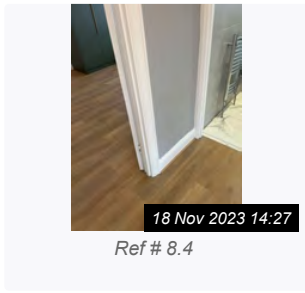
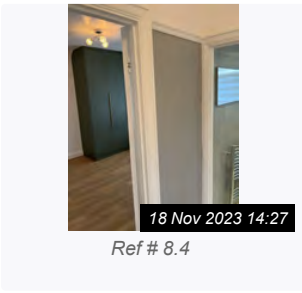
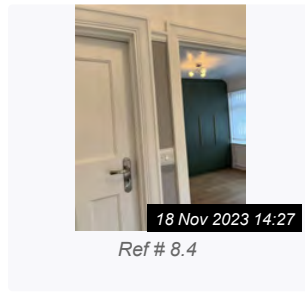
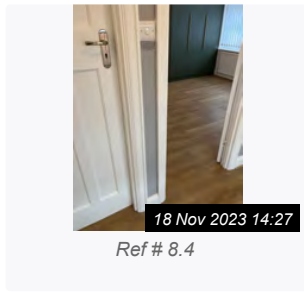
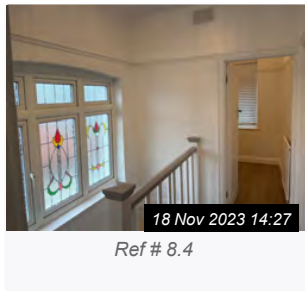
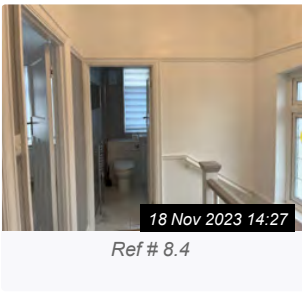
Ref	Name	Description	Condition	Additional Comments
8.1	Overview	Odours	Neutral	
8.2	Ceiling	Plaster Painted white	Appears in good condition	
8.3	Lighting	Modern crystal Led light fitting	Appears in good condition	
8.4	Walls	Plastered painted; white and 2 sections are grey	Appears in good condition; Appears newly decorated	
8.5	Skirting	Wood painted white	Appears in good condition; Appears newly decorated	
8.6	Window(s) / Sill	uPVC double glazed bay window; with L shaped handles	Appears in good condition	
8.7	Switches / Sockets	White Plastic ; X1 Single Light switch	Appears in good condition	
8.8	Flooring	Wood laminate flooring	As New	
8.9	Staircase	White wooden banisters wall mounted, white spindles and handrails are painted grey.	Appears newly decorated	

8. STAIRS & LANDING (CONT.)

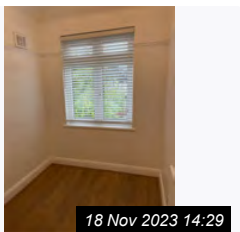
8.10	Additional Items / Information	Understairs cupboard ; Contains; Electric meter; Gas Meter ; Consumer unit	Appears in good condition	
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8. STAIRS & LANDING (CONT.)



9. BEDROOM 1				
Ref	Name	Description	Condition	Additional Comments
9.1	Overview	Odours	Neutral	
9.2	Door	Old style wooden door painted white with L shaped handle metal finish	Some paint marks	
9.3	Door Frame	Wood painted white	Appears in good condition; Appears newly decorated	
9.4	Ceiling	Plaster painted; White	Appears in good condition; Appears newly decorated	
9.5	Lighting	3 Point LED light fitting	Appears in good condition	
9.6	Walls	Plastered painted	Appears in good condition; Appears newly decorated	
9.7	Skirting	Wood painted white	Appears in good condition; Appears newly decorated	
9.8	Window(s) / Sill	uPVC double glazed bay window; with L shaped handles	Appears in good condition	
9.9	Blinds	White wooden blinds	Appears in good condition	
9.10	Heating	White wall mounted radiator	Appears in good condition	
9.11	Flooring	Wood laminate flooring	As New	
9.12	Switches / Sockets	Metal look ; X1 Dimmer Light switch ; 1 White Plastic X1 Double Socket	Appears in good condition	



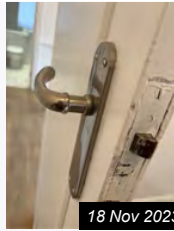
Ref #9

9. BEDROOM 1 (CONT.)



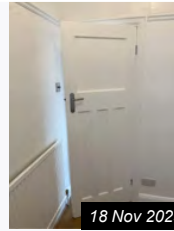
18 Nov 2023 14:30

Ref # 9.2



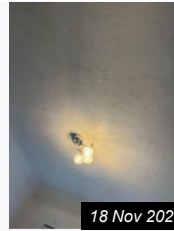
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Ref # 9.2



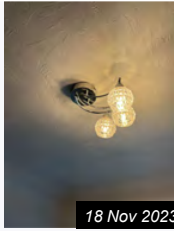
18 Nov 2023 14:30

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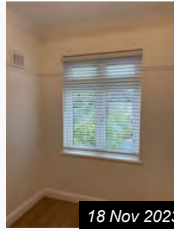
18 Nov 2023 14:30

Ref # 9.4



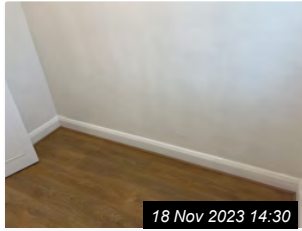
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Ref # 9.6



18 Nov 2023 14:30

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18 Nov 2023 14:30

Ref # 9.6



18 Nov 2023 14:31

Ref # 9.6



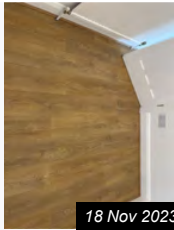
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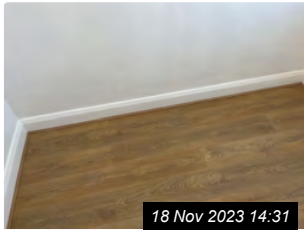
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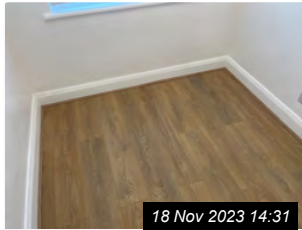
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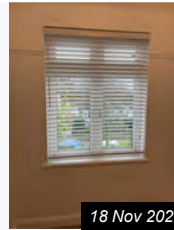
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Ref # 9.7



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Ref # 9.8



18 Nov 2023 14:32

Ref # 9.8



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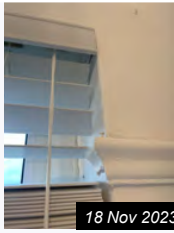
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9. BEDROOM 1 (CONT.)



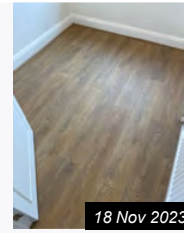
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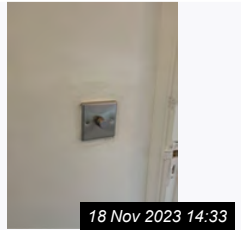
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18 Nov 2023 14:32
Ref # 9.11



18 Nov 2023 14:33
Ref # 9.12



18 Nov 2023 14:33
Ref # 9.12

10. BEDROOM 2

Ref	Name	Description	Condition	Additional Comments
10.1	Overview	Odours	Neutral	
10.2	Door	Old style wooden door painted white with 4 point coat hanger, L Shaped handle	Appears newly decorated	
10.3	Door Frame	Wood painted white	Appears in good condition; Appears newly decorated	
10.4	Ceiling	Plaster painted; White	Appears in good condition; Appears newly decorated	
10.5	Lighting	3 Point LED light fitting	Appears in good condition	
10.6	Walls	Plastered painted; white	Appears in good condition; Appears newly decorated	
10.7	Skirting	Wood painted white	Appears in good condition; Appears newly decorated	
10.8	Window(s) / Sill	uPVC double glazed bay window; with L shaped handles	Appears in good condition	
10.9	Blinds	White vertical blind in a bay window curved	Appears in good condition	
10.10	Heating	White wall mounted radiator	Appears in good condition	

10. BEDROOM 2 (CONT.)				
10.11	Flooring	Laminated wood effect	As New	
10.12	Fitted Wardrobe	<p>Dark grey fitted wardrobe units consist of dressing table with drawer and mirror and cushioned stool brass/gold look legs.; 3 double wardrobe with large brass/gold look handles;</p> <p>Left wardrobe contains ; X2 wood selfs ; X3 Slide out shelves; X1 chrome hanging rail; X1 tall mirror fitted to inside left door; X1 Light strip in shelf</p> <p>Middle wardrobe contains;; X2 wood selfs ; X4 drawers; X1 chrome hanging rail; X1 Light strip in shelf</p> <p>Right wardrobe contains;; X3 wood selfs ; X1 chrome hanging rail; X1 Light strip in shelf</p>	Appears in good condition	
10.13	Switches / Sockets	<p>White Plastic ; X3 Double Socket;</p> <p>Metal look; X1 Dimmer light switch</p>	Appears in good condition	



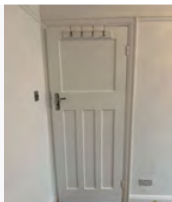
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Ref #10



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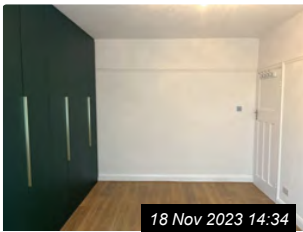
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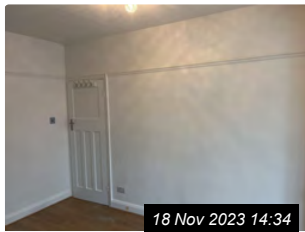
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10. BEDROOM 2 (CONT.)



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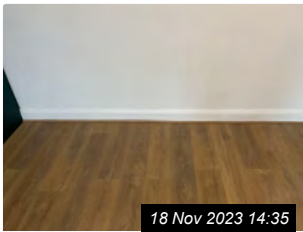
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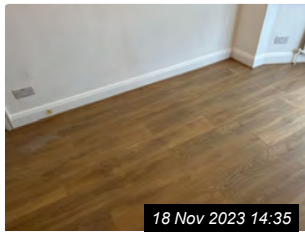
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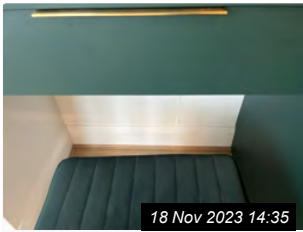
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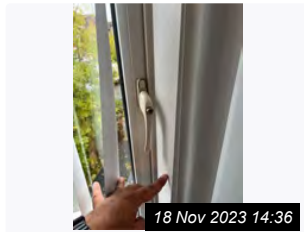
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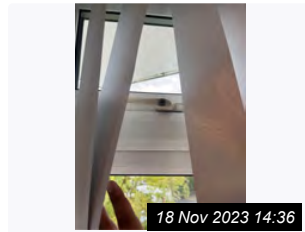
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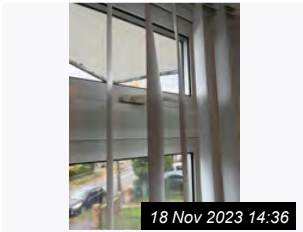
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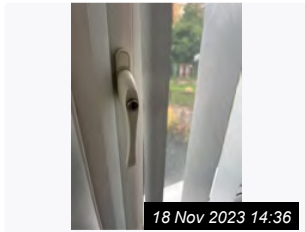
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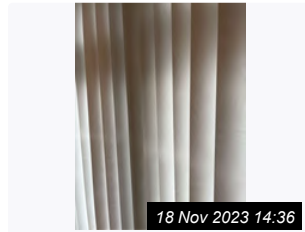
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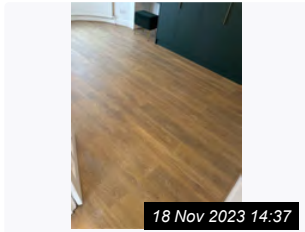
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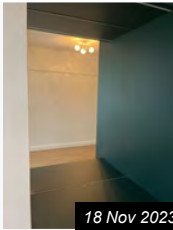


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Ref # 10.12

10. BEDROOM 2 (CONT.)



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Ref # 10.12



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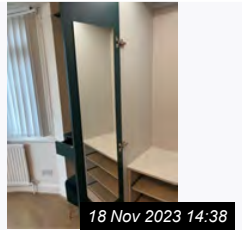
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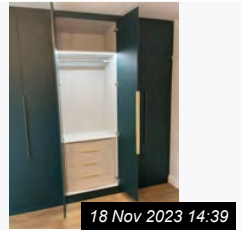
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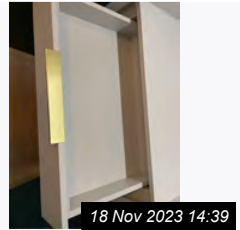
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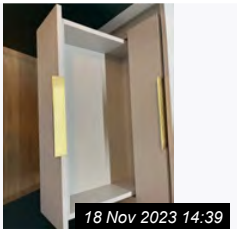
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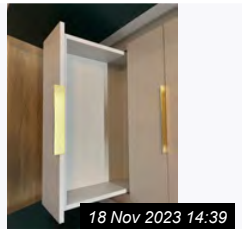
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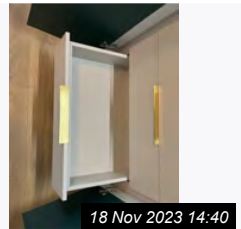
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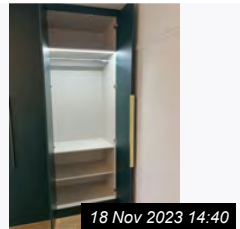
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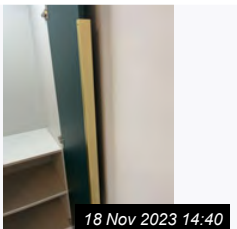
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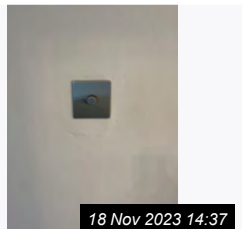
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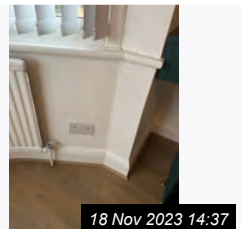
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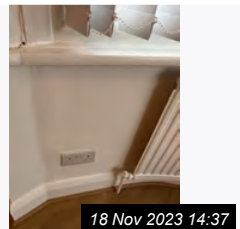
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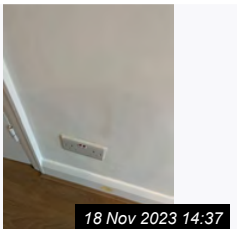
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Ref # 10.13



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Ref # 10.13

11. BEDROOM 3				
Ref	Name	Description	Condition	Additional Comments
11.1	Overview	Odours	Neutral	
11.2	Door	Old style wood door painted white with L shaped handle and door lock	Appears in good condition; paint marks on the lock	
11.3	Door Frame	Wood painted white	Appears in good condition; Appears freshly painted	
11.4	Ceiling	Plaster painted; White	Appears in good condition; Appears freshly painted	
11.5	Lighting	3 Point Led light fitting	Appears in good condition	
11.6	Walls	Plastered painted	Appears in good condition; Appears newly decorated	
11.7	Skirting	Wood painted white	Appears in good condition; Appears newly decorated	
11.8	Window(s) / Sill	uPVC double glazed bay window; with L shaped handles	Appears in good condition	
11.9	Blinds	White vertical blinds	Appears in good condition	
11.10	Heating	White radiator wall mounted with TRV	Appears in good condition	
11.11	Flooring	Wood laminate flooring	As New	
11.12	Fitted Wardrobe	<p>Dark grey fitted wardrobe units consist.; 1 double and 1 single wardrobe with large brass/gold look handles;</p> <p>Double wardrobe contains ; X2 wood selfs ; X4 drawer; X1 chrome hanging rail; X1 Light strip in shelf</p> <p>Single wardrobe contains;; X4 wood selfs ; X1 chrome hanging rail; X1 Light strip in shelf; X1 tall mirror fixed to inside of the door</p>	Appears in good condition	
11.13	Switch & Sockets	<p>White Plastic ; X2 Double Socket;;</p> <p>Metal look ; X1 Dimmer light switch</p>	Appears in good condition	

11. BEDROOM 3 (CONT.)

11.14	Built in cupboard	Wood painted white 1 large a door and a smaller door on top. ; Cupboard contains,; Boiler wall mounted - WORCESTER GREENSTAR 25i; Box for Boiler clean	Appears newly decorated; Appears in good condition; on the outside inside cupboard has not been decorated and left as is	
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18 Nov 2023 14:44

Ref #11



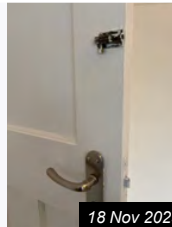
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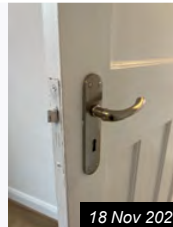
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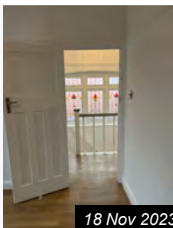
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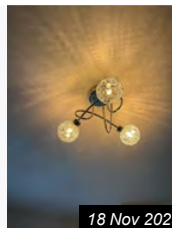
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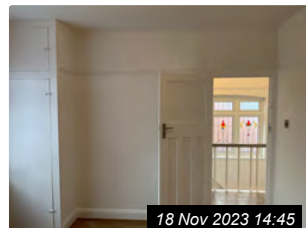
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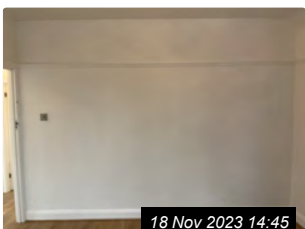
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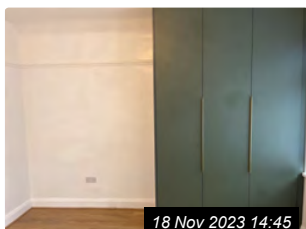
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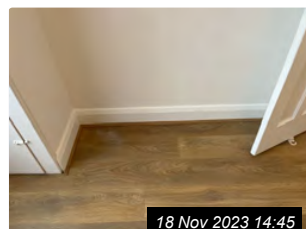
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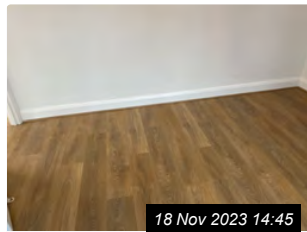
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11. BEDROOM 3 (CONT.)



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Ref # 11.7



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Ref # 11.8



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Ref # 11.8



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Ref # 11.8



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Ref # 11.8



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Ref # 11.8



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Ref # 11.9



18 Nov 2023 14:46

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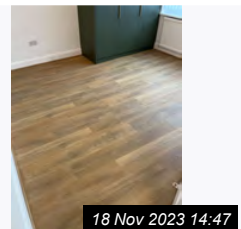
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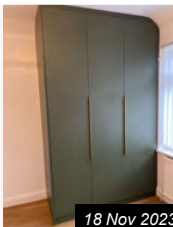
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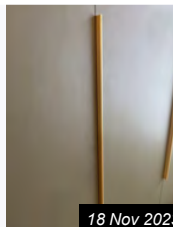
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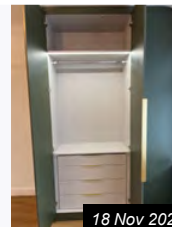
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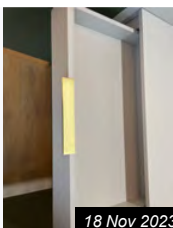
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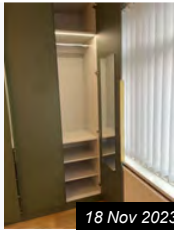
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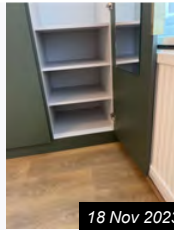
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11. BEDROOM 3 (CONT.)



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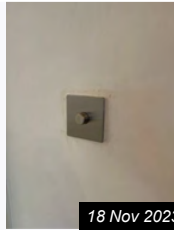
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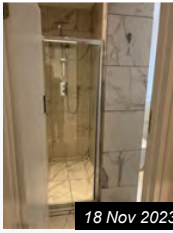
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12. EN SUITE

Ref	Name	Description	Condition	Additional Comments
12.1	Overview	Odours	Neutral	
12.2	Door	5 Pane wood door with chrome fitting L shaped door handle and lock	Appears in good condition	
12.3	Door Frame	Wood painted white	Appears in good condition; Appears newly decorated	
12.4	Ceiling	Plaster painted; White	Appears in good condition; Appears newly decorated	

12. EN SUITE (CONT.)				
12.5	Extractor Fan	Round white plastic wall mounted	Appears in good condition	
12.6	Lighting	X2 downlights	Appears in good condition	
12.7	Walls	Plaster painted; white mostly tiled square marble effect tiles used on walls and floor	Appears in good condition	
12.8	Window(s) / Sill	uPVC double glazed bay window; with L shaped handles; with a privacy decorative sticker covering half the window	Appears in good condition	
12.9	Toilet	White pan with seat floor mounted and hidden cistern in wall, chrome toilet flush button on the wall; and chrome/ silver beadie	Appears in good condition	
12.10	Basin	Rectangle white basin wall mounted with floating cabinet 2 drawers white in colour, chrome mixer tap	Appears in good condition	
12.11	Shower Unit / Cubicle	Shower cubicle is tiled all-round and floor has matching tiles and drain hidden in the floor, Glass door with metal trim finish and round door knob Chrome shower controls wall mounted and chrome shower head wall mounted with height adjustment; and separate rainfall shower head	Appears in good condition	
12.12	Switches / Sockets	White plastic ; X1 Fused spur	Appears in good condition	
12.13	Heating	Chrome towel rail wall mounted	Appears in good condition	
12.14	Flooring	Floor tiles rectangle matching the wall tiles, Marble effect	Appears in good condition	
12.15	Mirror	Wall mounted mirror with surround light and controls on side of the mirror, Time and displayed on mirror and separate round mirror with light within the mirror	As New	

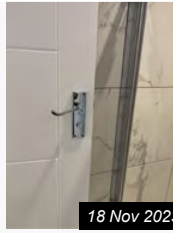
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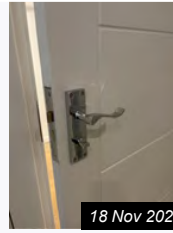
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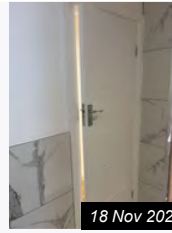
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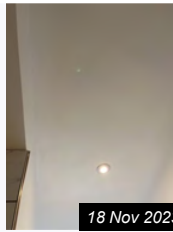
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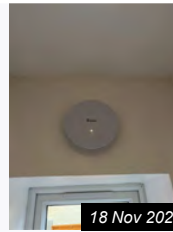
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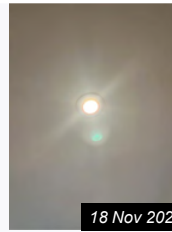
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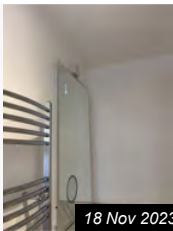
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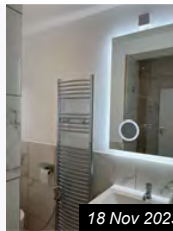
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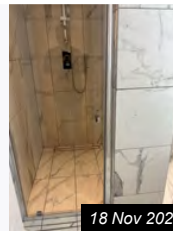
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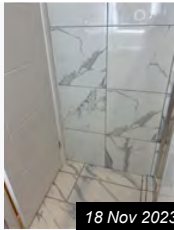


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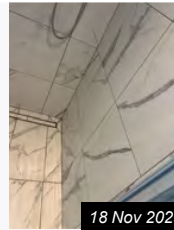
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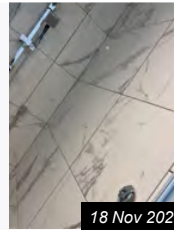
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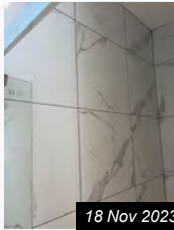
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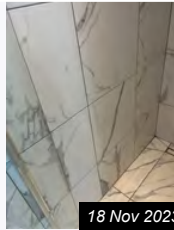
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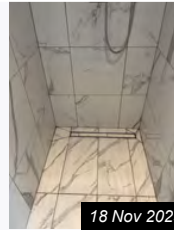
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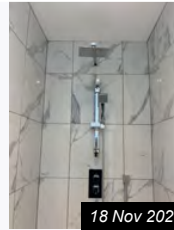
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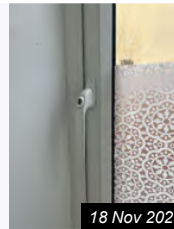
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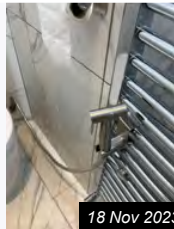
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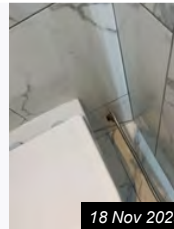
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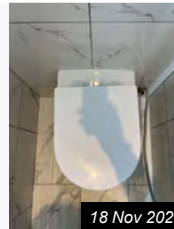
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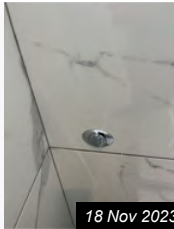
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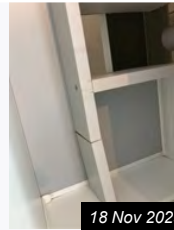
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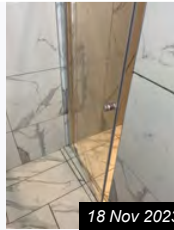
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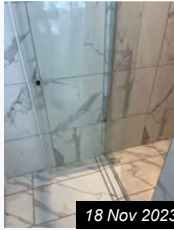
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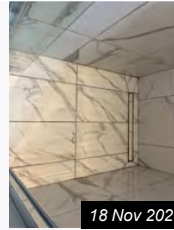
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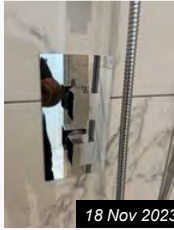
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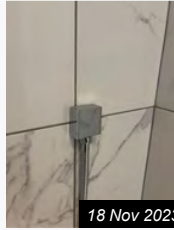
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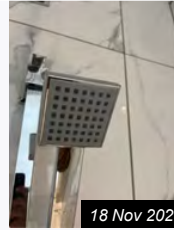
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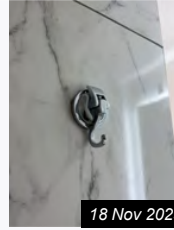
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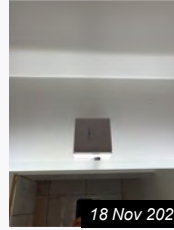
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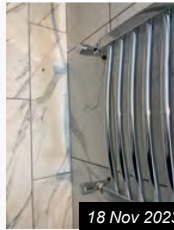


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12. EN SUITE (CONT.)



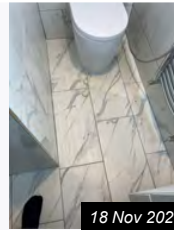
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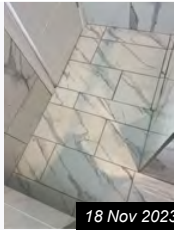
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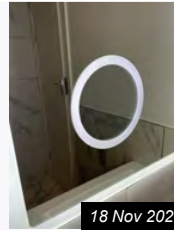
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Ref # 12.15



18 Nov 2023 13:59
Ref # 12.15



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Ref # 12.15



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Ref # 12.15

13. BATHROOM

Ref	Name	Description	Condition	Additional Comments
13.1	Overview	Odours	Neutral	
13.2	Door	Old style wood door painted white with L shaped handle and door and twist lock	Appears in good condition	
13.3	Door Frame	Wood painted white	Appears in good condition	
13.4	Ceiling	Plaster painted; White	Appears in good condition	
13.5	Lighting	X4 Round white down lights with LED blub	Appears in good condition	
13.6	Walls	Large square grey tiles	Appears in good condition	
13.7	Window(s) / Sill	uPVC double glazed bay window; with L shaped handles	Appears in good condition	

13. BATHROOM (CONT.)				
13.8	Blinds	White day and night blind	Appears in good condition	
13.9	Toilet	White pan floor mounted with white cistern cabinet and chrome toilet flush button	Appears in good condition	
13.10	Basin	White basin with chrome mixer tap and fittings, white cabinete with 2 doors and silver D shaped handles; Cabinete contains ; X1 Shelf	Appears in good condition	
13.11	Bath / Bath Panel	L shaped white bath with chemo fittings, bath panel made from the wall tiles, chrome mixer tape wall mounted and shower controls. Height adjustable hand held shower head with rain full shower head; Shower glass screen with chrome trim	Appears in good condition	
13.12	Heating	Wall mounted chrome towel radiator	Appears in good condition	
13.13	Flooring	Marbel effect large square floor tiles	Appears in good condition	
13.14	Accessories	Large rectangle mirror	Appears in good condition	
13.15	Switch & Sockets	White Plastic ; X1 pull cord light switch	Appears in good condition	



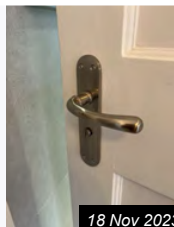
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Ref #13



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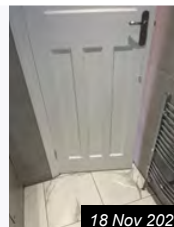
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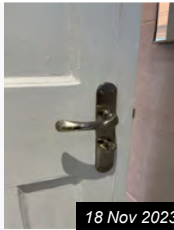
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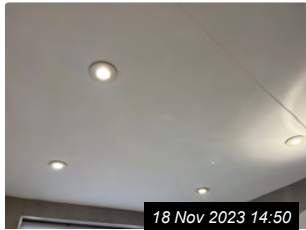
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13. BATHROOM (CONT.)



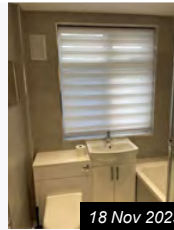
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Ref # 13.4



18 Nov 2023 14:50
Ref # 13.5



18 Nov 2023 14:51
Ref # 13.6



18 Nov 2023 14:51
Ref # 13.6



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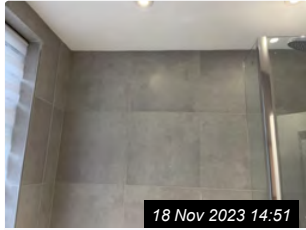
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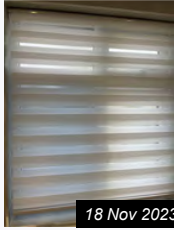
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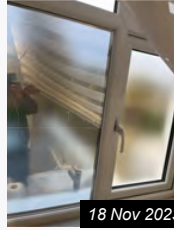
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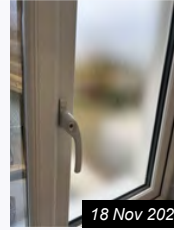
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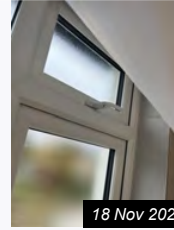
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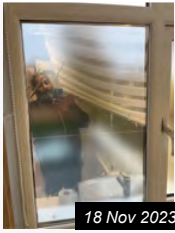


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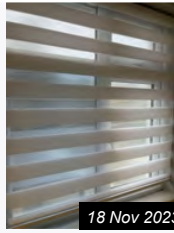
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13. BATHROOM (CONT.)



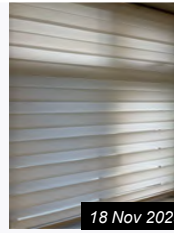
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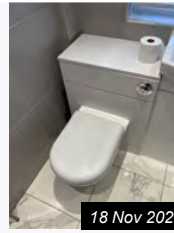
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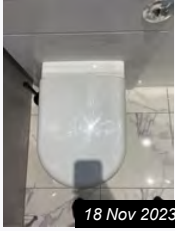
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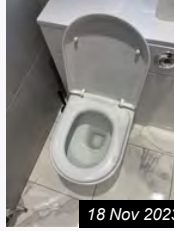
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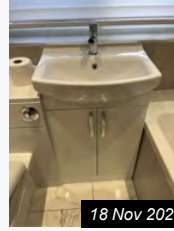
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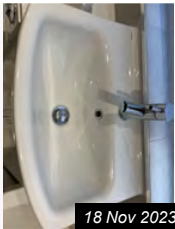
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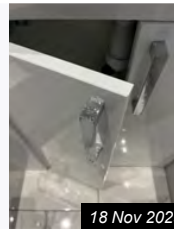
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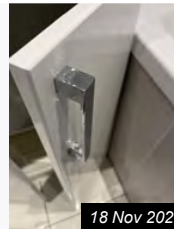
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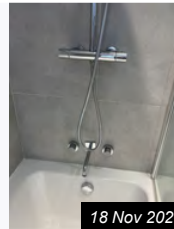
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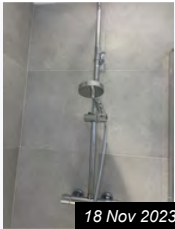
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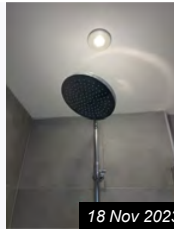
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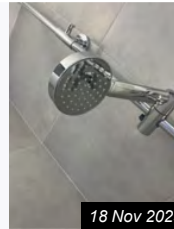
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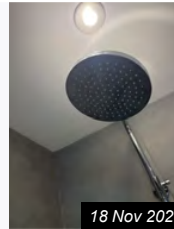
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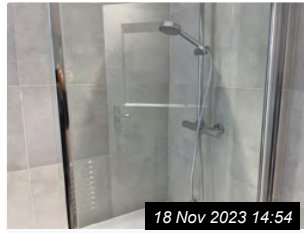
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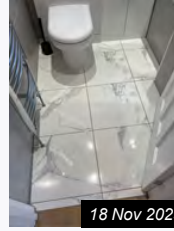
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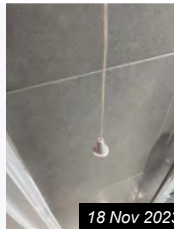
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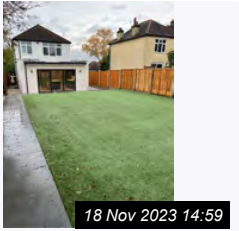
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14. REAR GARDEN

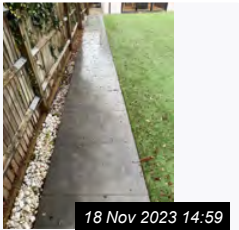
Ref	Name	Description	Condition	Additional Comments
14.1	Garden Description	<p>Detached property with fence all round mixture of old and new fence panels, pathway along 2 edges grey rectangle floor tiles used for path and borders the grassed area free from weeds. ;</p> <p>Tiled patio area outside patio doors with step up to the garden and slope on the left side. ;</p> <p>Concrete floor on the sides of the property</p>		
14.2	Outside Lighting	Black tube look outdoor lights with sensor wall mounted	Appears in good condition	
14.3	Socket	External waterproof double socket in box	Appears in good condition	
14.4	Gates	Wood gates on both side of the property to access the garden	Appears in good condition	

14. REAR GARDEN (CONT.)

14.5	Hose pipe	Round hose pipe with spray head blue colour	Appears in good condition
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Ref #14



Ref # 14.1



Ref # 14.1



Ref # 14.1



Ref # 14.1



Ref # 14.1



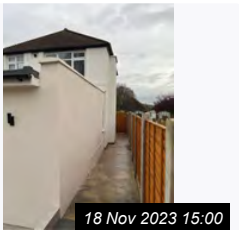
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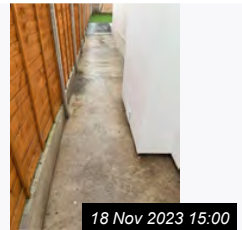
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Ref # 14.1



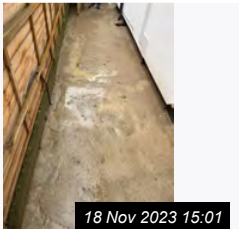
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Ref # 14.1



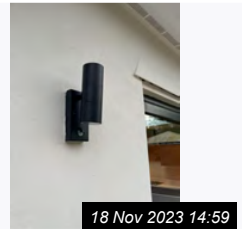
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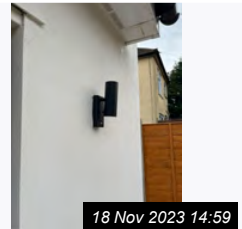
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Ref # 14.1



Ref # 14.2

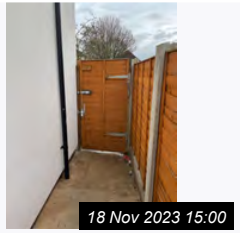


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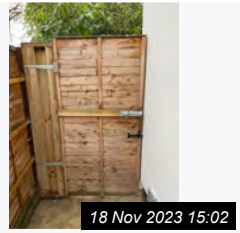
14. REAR GARDEN (CONT.)



18 Nov 2023 15:00
Ref # 14.3



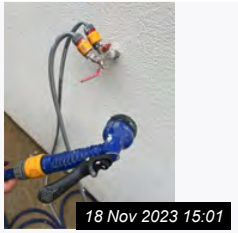
18 Nov 2023 15:00
Ref # 14.4



18 Nov 2023 15:02
Ref # 14.4



18 Nov 2023 15:01
Ref # 14.5



18 Nov 2023 15:01
Ref # 14.5

Declaration

I/We the undersigned, affirm that if I/we do not comment on the Inventory in writing within seven days of receipt of this Inventory then I/we accept the Inventory as being an accurate record of the contents and condition of the property.