

viewio.

25-point checks for our local Viewers

There are things that future tenants should know about before moving in. Regardless of the questions and checks given to you by your Seeker, it is important to ask all of the following questions and make all the following checks during a viewing.

Must asked questions

- How many other people are looking at this property at the moment?
- Do you have any other offers?
- If anything breaks or needs fixing, who is their first point of contact?
- What is the move-in date and what is the minimum length of the contract?
- What type of people live in this area and the building? (e.g. young professionals, families, students)
- Is it possible to make changes to the interior? Ask for a new bed, sofa, etc...
- Who was the previous tenant and why did they move?
- Would you be able to have this property professionally cleaned before the new tenants move in?
- What are is the pet policy for this property?

Checks that must be performed

General Condition

- Check if there is mould on the walls (especially in the bathroom and bedroom).
- Check the condition of the furniture, floors, windows, fixtures.
- Check if there is anything significant broken or destroyed (broken tiles, cracks on the walls, burned carpet).
- Check the condition of the building.
- Are the areas clean?
- Is the elevator working?
- Do you see any signs of vermin both in the property and the building (cockroach or mouse traps)?
- Check for bad smells around the property.
- Check for the noise levels around the property (school nearby, construction works, traffic etc).

Plumbing

- Check the water pressure of the shower and sinks.
- Check the condition and location of the boiler.

Appliances

- Check if the washing machine is working.
- Check if there is a dryer and if it is working.
- Check the cleanliness and operation of the oven and refrigerator.

Checks that must be performed

Parking

- Check what parking options are available.

Commute & Location

- Check for the closest transportation options.
- Check the proximity of the property to amenities such as schools, parks, gyms, and major shops.

Surrounding Area

- Check the surrounding area in terms of safety and amenities.