

House Hunting Checklist

Compare three properties	1		2		3	
	Yes	No	Yes	No	Yes	No
Security						
Are the front and back doors solid?						
Are five-lever mortise locks fitted?						
Are the windows in good condition and fitted with locks?						
Is there a burglar alarm and does it work?						
Have the current tenants or their neighbours been burgled in the past year?						
Does the area seem safe? (visit at night as well as in the day)						
General Standards						
Is the property in a good state of repair inside and out?						
Is the yard/garden and cellar free from rubbish?						
Are the rooms big enough?						
Are working smoke alarms fitted?						
Is there a fire door to the kitchen?						
Is there an up to date Gas Safety Certificate for gas appliances? They should be inspected every year.						
Are the fridge and freezer big enough?						
Is there any evidence of damp such as mould on walls or ceilings? (don't forget to check behind the furniture)						
Does the property need any improvements?						
Do all the appliances work? (don't be afraid to ask or check)						
Is the heating adequate? (remember it can get very cold in winter)						
Have the tenants had any problem with the heating?						
Is the furniture adequate and in good condition? (check under any throws on sofas)						
Miscellaneous						
Have you checked that the property is free from disrepair?						
Do you know what's included (e.g. furniture, appliances etc.)						
Have you inspected every room?						
Have you made a list of all improvements needed?						
Have you talked to the current tenants?						
Have you checked out the area where the properties are located at different times of the day and night?						
Has everyone in your group inspected the house?						
Is the landlord polite, courteous and approachable?						
Is the landlord University approved?						
Have you checked the rent and cost of utilities is reasonable?						
Is the location of the property appropriate for you?						

Additional Questions?						

Use this space to make notes about the properties to help you reach your final decision.

Further information can be found at:

www.udsu.co.uk/advice

www.derby.ac.uk/accomodation

www.saferhouses.co.uk/student-house-safety-category.html

A final word of warning don't sign a contract till you are really sure, it's too late once it is signed. It is no good then thinking I don't really want to live here or with these people.

Sign in haste – suffer for a whole year!!!