

Pre-Settlement Inspection

Address: _____ · Date: _____



BEFORE YOU GO

- ☐ Check the contract for inspection rights
- ☐ Print the inclusions list
- ☐ Charge your phone (light and camera)
- ☐ Bring a phone charger to test power points
- ☐ Confirm the time with the agent

INCLUSIONS ARE STILL THERE

- ☐ Light fittings and fans
- ☐ Blinds and curtains
- ☐ Dishwasher, oven and cooktop
- ☐ Air-conditioners and remotes
- ☐ Fixed floor coverings
- ☐ Clothesline, letterbox and garden shed
- ☐ Anything else listed in the contract

EVERY ROOM

- ☐ No new damage to walls, floors or doors
- ☐ Windows open, close and lock
- ☐ Lights and fans work
- ☐ Power points work
- ☐ No new water stains or mould
- ☐ Smoke alarms present

KITCHEN AND LAUNDRY

- ☐ Oven, cooktop and range hood work
- ☐ Dishwasher runs (if included)
- ☐ Taps run hot and cold, no leaks
- ☐ Sink and laundry tub drain

BATHROOMS

- ☐ Shower, bath and basin drain
- ☐ Toilet flushes and refills
- ☐ Exhaust fans work
- ☐ No leaks under the vanity

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Outside, services and the handover

OUTSIDE

- ☐ Gates and garage door work
- ☐ Garage remote handed over or arranged
- ☐ Garden as it was, no dumped rubbish
- ☐ Hot water system works
- ☐ No new roof or gutter damage you can see

EMPTY AND CLEAN ENOUGH TO MOVE IN

- ☐ Seller's belongings removed
- ☐ Rubbish and bins emptied
- ☐ Cupboards and garage empty
- ☐ Nothing left that wasn't agreed

TO RAISE WITH MY CONVEYANCER

SERVICES AND KEYS

- ☐ Meter readings photographed
- ☐ Electricity and gas connected for settlement day
- ☐ Internet booked
- ☐ Keys, codes and remotes accounted for
- ☐ Manuals and warranties for appliances

General information, not legal advice. Your contract sets your inspection rights and what the seller must leave; ask your conveyancer or solicitor about anything you find.