

Rented Accommodation

Vocabulary

Types of Home

1. Terraced / end terrace / mid terrace
2. Shared
3. Converted
4. Detached
5. Semi detached

Cover

1. What is covered in the service charge?
2. Does the rent cover the bills and council tax?
3. What's covered in the monthly rent?

Waste

1. Is waste removal included in the service charge?
2. Who do I contact regarding waste management?

Upkeep

1. Who pays for the upkeep of the property / the grounds?
2. Am I expected to pay towards the upkeep and maintenance?

Decorate / spruce up

1. Can I decorate / Can I spruce the room up a bit? / Can I erect shelves? Can I put pictures up? Can I put wallpaper up? Can I add a lick of paint?
2. Does the landlord intend on decorating the kitchen?

Notice

1. How much notice do I need to give before I leave?
2. How much notice will I be given if the landlord wants me out?

Inventory / Inventory Check

1. Can I get a copy of the inventory?
2. I'd like an inventory check

Furnished

1. Is the property part – furnished?
2. I'd like an unfurnished property.
3. Are there any fully – furnished properties in this area?

Function

- How long has the property been on the market?
- What are the amenities like?
 - How far is it to the motorway?
 - How far is it to the local recreation centre?
 - What buses run near here? Does the (Northern Line) run through here?
 - Is there a convenience store within walking distance?
- How long after the end of my tenancy agreement will I get my deposit back?
- You will be refunded in full, provided there's only normal wear and tear.
- What support is in place for out – of – hours emergencies? (burst pipes, broken boiler, broken key, leaking tap, leaking radiator, ceiling leakage problems...)
- Does the property come with double glazing, central heating, a combi boiler, power shower...?
- What's the council tax band?
- What's the energy rating for the property?
- How much should I be looking to pay for (water, gas, electricity, internet, phone...)?
- Will (the squeaky hinges) be fixed before I move in?
- Have the faulty items (missing items) been logged in the inventory?

Rented Accommodation

- Can I replace the light fittings / blinds / carpet / appliances ... with my own?
- What are the schools like in this neighbourhood?
- Is it a safe neighbourhood? / Is it safe to come and go at night?
- Do the buses and tubes run all night?
- Is there an allocated parking space? Who pays for the residential parking permit?