

# NT – Entry Property Condition Report



**PIM Real Estate**  
 200 Infinity Loop Darwin NT 0800  
 Phone: 1300 668 594  
 Support@propertyinspectionmanager.com

<b>Tenants</b>	Mark Lester
<b>Property Address</b>	200 Hampden Road, Nedlands 6009
<b>Date Report Completed</b>	Friday, 11 October 2019 by Jeremy Emms

<b>Water Meter Reading Start</b>	120000
<b>Lease Commencement Date</b>	11 Oct 2019
<b>Vacate Date</b>	11 Oct 2020

	Condition of premises at START of tenancy					Condition of premises at END of tenancy					
	Clean	Undamaged	Working	Landlord / Agent Comments	Tenant agrees	Tenant Comments	Clean	Undamaged	Working	Comments	Tenant agrees
Front Gardens	Y	Y	Y	gardens require weeding							
Driveway											
Paving				Clear of weeds							
Garden	Y	Y	Y	Prune roses							
Grass	Y	Y	Y	Mowed							
Fence	Y	N	Y	Requires painting							
Verandah	Y	N	Y	Render crumbling							
Carport											
Letterbox/Street Number	Y	N	Y	Requires painting. See photo							
Gutters/Downpipes											
Rear Gardens	Y	Y	Y	A lovely inspection, no problems to report							
Paving				Clear of weeds							
Garage											

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	Clean	Undamaged	Working	Landlord / Agent Comments	Tenant agrees	Tenant Comments	Clean	Undamaged	Working	Comments	Tenant agrees
Outside											
Floor											
Walls											
Ceiling											
Lighting											
Points											
Entry/Exterior	Y	N	Y	Veranda wall needs render and painting							
Door											
Screen Door/Security Door	Y	Y	Y	Secure and working							
Windows/Window Safety Devices											
Floor											
Skirting											
Walls											
Ceiling											
Entry Lighting				Security sensor light working							
Points											
Corded Blinds and Window Coverings											
Bricks											

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	Clean	Undamaged	Working	Landlord / Agent Comments	Tenant agrees	Tenant Comments	Clean	Undamaged	Working	Comments	Tenant agrees
Kitchen/Meals	Y	Y	N	Pantry sensor light not working							
Floor											
Skirting											
Walls											
Ceiling											
Lighting				Pantry sensor not working							
Points	Y	Y	Y								
Windows/Window Safety Devices											
Bench	Y	Y	Y	No noted markings							
Cupboard	Y	Y	N	Hing problems							
Drawer											
Sink											
Oven											
StoveTop											
RHood											
Pantry											
D/washer											
Corded Blinds and Window Coverings											

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Theatre	N	Y	Y	Carpet has texta stain							
Power Sockets	Y	Y	Y	Smart wired with cable							
Walls	Y	Y	Y	Freshly painted							
Lights	Y	Y	N	2 down lights need new globes							
Carpets	N	Y	Y	Require a clean							
Lounge	N	Y	Y	Carpet require cleaning							
Door											
Floor	N	Y	Y	Carpet requires cleaning							
Skirting											
Walls	Y	Y	Y	Freshly painted							
Blinds	N	Y	Y	Require cleaning							
Ceiling	Y	Y	Y	Freshly painted							
Lighting	Y	Y	Y	All lights working							
Points											
Corded Blinds and Window Coverings											
Windows/Window Safety Devices											
Ceiling Fan/Air Conditioner	Y	Y	N	Requires servicing							

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<b>Bathroom 1</b>	Y	N	Y	floor tiles/tiling cracked							
Door	Y	Y	Y								
Floor	Y	Y	Y	All tiles wiped clean, area neatly presented.							
Walls											
Ceiling											
Lighting											
Points											
Windows/Window Safety Devices											
Sink/Taps	Y	Y	N	tap(s) leaking							
Toilet											
Shower/Bath/Taps	Y	Y	Y	Wet areas are clean and tidy.							
Mirror/Cabinet/Vanity											
Towel Rails	Y	Y	N	Requires new rail							
Toilet Roll Holder											
Heating/Exhaust Fan/Vent	Y	Y	N	Heat globe not working							
Corded Blinds and Window Coverings											
<b>Bathroom 2</b>											
Door											

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Floor											
Walls											
Ceiling											
Lighting											
Points											
Windows/Window Safety Devices											
Sink/Taps											
Toilet											
Shower/Bath/Taps											
Mirror/Cabinet/Vanity											
Towel Rails											
Toilet Roll Holder											
Heating/Exhaust Fan/Vent											
Corded Blinds and Window Coverings											
<b>Bedroom 1</b>	<b>Y</b>	<b>Y</b>	<b>Y</b>								
Door	Y	Y	N	Scrapes when closing							
Floor				carpet neat and clean							
Skirting											
Walls											

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Ceiling											
Lighting											
Points											
Corded Blinds and Window Coverings	N	Y	Y	Requires cleaning							
Wardrobe/Drawers/S helves											
Windows/Window Safety Devices											
Ceiling Fan/Air Conditioner											
<b>Bedroom 2</b>											
Door											
Floor											
Skirting											
Walls											
Ceiling											
Lighting											
Points											
Corded Blinds and Window Coverings											
Wardrobe/Drawers/S helves											
Windows/Window Safety Devices											

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Ceiling Fan/Air Conditioner											
<b>Bedroom 3</b>											
Door											
Floor											
Skirting											
Walls											
Ceiling											
Lighting											
Points											
Corded Blinds and Window Coverings											
Wardrobe/Drawers/S helves											
Windows/Window Safety Devices											
Ceiling Fan/Air Conditioner											
<b>Dining</b>											
Door											
Floor											
Skirting											
Walls											
Ceiling											

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Lighting											
Points											
Windows/Window Safety Devices											
Corded Blinds and Window Coverings											
Ceiling Fan/Air Conditioner											
<b>Toilet</b>											
Door											
Floor											
Walls											
Toilet											
Roll Holder											
Ceiling											
Lighting											
Windows/Window Safety Devices											
Sink											
Corded Blinds and Window Coverings											
<b>Laundry</b>											
Door											

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Floor											
Skirting											
Walls											
Untitled											
Ceiling											
Lighting											
Points											
Cupboard											
Bench											
Trough											
Washing Machine											
Taps											
Exhaust Fan/Vent											
Toilet											
Outside Door											
Corded Blinds and Window Coverings											
Windows/Window Safety Devices											
Security/Safety				Security doors all working House alarm working							
Smoke Alarms											
RCD/Safety Switch											

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Keys/Other Opening Devices											
Entry Lighting											
External Door Locks											

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COMMENCEMENT	Friday, 11 October 2019	TERMINATION	/ /
PROPERTY INSPECTOR	Jeremy Emms	PROPERTY INSPECTOR	
SIGNATURE		SIGNATURE	
DATE	Friday, 11 October 2019	DATE	/ /
TENANT(S):	Mark Lester	TENANT(S):	
SIGNATURE		SIGNATURE	
DATE		DATE	/ /

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Front Gardens  
Taken : 11/10/2019 - 12:25



Front Gardens  
Taken : 11/10/2019 - 12:25



Rear Gardens  
Taken : 11/10/2019 - 12:25



Rear Gardens  
Taken : 11/10/2019 - 12:25



Entry/Exterior  
Taken : 11/10/2019 - 12:25



Entry/Exterior  
Taken : 11/10/2019 - 12:25



Kitchen/Meals  
Taken : 11/10/2019 - 13:32



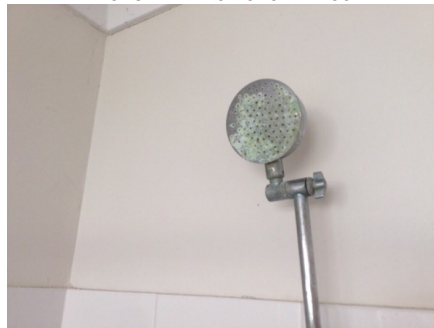
Bathroom 1  
Taken : 11/10/2019 - 12:50



Bathroom 1  
Taken : 11/10/2019 - 12:50



Bathroom 1  
Taken : 11/10/2019 - 12:50



Toilet  
Taken : 11/10/2019 - 12:50



Our Summary  
Taken : 11/10/2019 - 13:32

