

## Dilapidation Report



Address	1 Dilapidation Road, Nedlands 6009
Inspected By	Jeremy Emms
Inspection Date	11 Oct 2019

*A Dilapidation Inspection was conducted at the above property.*

*This report is the result of a visual inspection only and is carried out by this agency to assess the condition of the property prior to commencement of works.*

*If you have any questions in relation to the Dilapidation Report, please do not hesitate to contact me on [Support@propertyinspectionmanager.com](mailto:Support@propertyinspectionmanager.com).*

Regards  
Jeremy Emms

**Address of Premises:**

1 Dilapidation Road, Nedlands 6009



Area of Property	Inspector Notes
<b>Front of Property</b>	
Driveway	No obvious damage as per photos
Carpark	No obvious damage to bitumen or curbing
Walls	Brick no obvious damage
<b>Patio Area</b>	
Walls	Brick walls. Three fixed gym equipment items. One light. One power outlet. No other fixtures.
Roof	Plastic corrugated sheeting at front. No obvious damage.
Floor	Colour bond with plastic panels. No obvious damage
Windows	Neat brick paving. No obvious damage
	Windows and sliding doors all intact
<b>Foyer/Entrance</b>	
Walls	White walls all okay. No obvious damage
Floor	No obvious damage. As per photos
Windows/Doors	Glass and steel doors appear okay. no obvious damage
<b>Office 1</b>	
Walls	Unpainted brickwork. no obvious damage. Timber rails and metal shelves on perimeter walls. Fixed central shelf and rails. 39 hooks in total on rails. 22 upper wall hooks. Assorted drill holes.
Ceiling	No obvious damage. Three vents.
Floor	Concrete floors two cracks near front. Visible patched joint across middle. Minor stains. Otherwise okay.
Lights/Power	Three fluorescent with cover intact and working
Windows/Doors	No obvious damage.
<b>Safety Management</b>	
Sign in Requirements	Sign in at reception
Muster Point	Near path at front of building
First Aid	In kitchen
Fire Equipment	In hallway
Nearest Medical Facility	QE2 hospital

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**Photos**

Front of Property  
Taken : 14/10/2019



Front of Property  
Taken : 14/10/2019



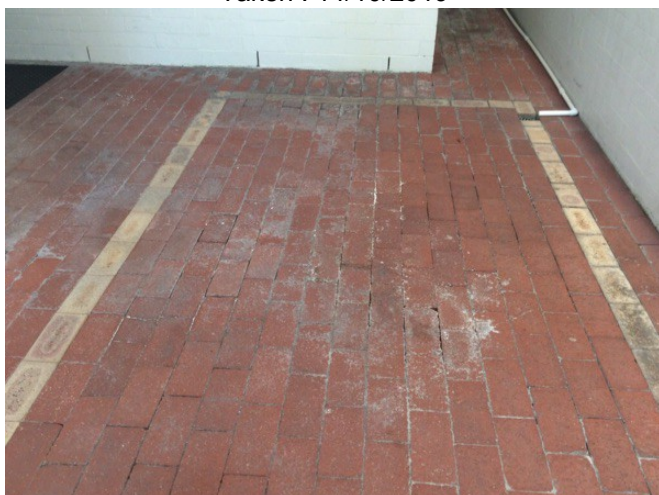
Front of Property  
Taken : 14/10/2019



Patio Area  
Taken : 14/10/2019



Patio Area  
Taken : 14/10/2019



Patio Area  
Taken : 14/10/2019



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Patio Area  
Taken : 14/10/2019



Foyer/Entrance  
Taken : 14/10/2019

