



The Strawberry Tenant's Checklist

Before you begin your search:-

- Decide on the best area for you
- Which property type best suits your lifestyle?
- What is the maximum monthly rental you can comfortably afford?
- Do you have a suitable deposit?
- Do you have good references and do they know they may be contacted?
- Speak to other tenants about the best agent to use – Strawberry of course!!

Whilst you search:-

- Do your homework in advance of viewing any particular property – you may need to decide 'on the spot'
- Visit the area on different days and at different times
- Are the local amenities useful for you or perhaps unnecessary luxuries?
- If living alone, think about your security
- Consider any parking restrictions and or access to public transport
- When you've found the perfect property act fast, there may be another viewing straight after

Before you settle in:-

- Read through your Tenancy Agreement carefully and raise any questions or concerns you have
- Make sure your deposit is being handled in the correct manner and is secure
- Check your insurance covers you for everything you need and meets the Landlords requirements
- Take time to check through the inventory and condition report on every aspect of the property
- Check the location of smoke detectors and ensure they are working
- Take your own meter readings and keep them in a safe place to check against bills later
- Make sure you know how to contact your Landlord (or their managing agent) in the event of an emergency
- Familiarise yourself with the maintenance arrangements and any preferred contractors
- Think what you might need to know if an emergency should arise such as the location of the stop-cock
- Make sure you have copies of all relevant safety certificates and operations manuals
- Double-check your own arrangements for payment of rent and Council Tax

And when the time comes to move on please just ask for the Strawberry check-out checklist