

Checkout Cleaning Guidelines

This list is furnished for your benefit in obtaining a complete refund of your security deposit when vacating the property you are renting from K&R PROPERTIES, INC.

Please use this checklist as your guide to check this home when moving in and out.

LIGHTS/GLOBES: All light globes must be removed, cleaned and replaced. All bulbs must be operational.

FILTERS: Air filters must be new when you depart. The grills must be clean and undamaged. Remember, filters must be checked monthly.

CEILINGS: Ceilings will be checked for holes, hooks, gouges, stains, cobwebs, etc.

INTERIOR WALLS: Paint on interior walls has a life of three years. If you live in this property for three years and the walls need painting when you move out, it will be considered fair wear and tear. If the paint is not new when you move in, the amount of current wear needs to be calculated/stated. It is not advised to patch nail holes or spot paint. Usually, this makes the walls look worse.

WALLPAPER: Wallpaper must be clean and checked for holes, tears, stains, etc.

FIREPLACE: All ashes should be removed and fireplace cleaned.

FLOORS: Carpets will be PROFESSIONALLY cleaned using a "dry" cleaning system. All flooring will be checked for stains, cuts, tears, etc. Area under appliances will be checked. **UTMOST** caution should be used in moving appliances to insure the vinyl does not tear!

CLOSETS: Shelves should be cleaned. Remove any contact paper, excess hangers.

DOORS: Doors will be checked for holes, cracks, etc.

WINDOWS: Will be checked for cleanliness, holes, cracks, etc. Sills and the area between windows and screens **WILL** be checked for cleanliness.

SCREENS: Will be checked for snags, holes, tears. Frames will also be checked for bends, cracks, etc.

MINI-BLINDS: Will be checked for bent louvers, missing/broken cords and cleanliness.

BASEBOARDS: Must be clean and wiped down for dust.

STAINED WOODWORK: Must be clean and wiped down with a wood restorer (Liquid Gold, Murphy's Oil, Old English). It will be checked for scratches, chips, etc.

DRAINS: Will be checked for clogs and cleanliness.

REFRIGERATOR: Must be cleaned and thoroughly defrosted. No water, ice, or food products should be present. Door seals will be checked for cleanliness and serviceability. Ice makers must be emptied, shut off and cleaned. All shelves, crisper covers and other accessories will be inventoried and checked for cleanliness. The complete exterior must be cleaned.

STOVE/OVEN: No grease, food particles or burnt spots are to be present. Self-cleaning ovens **MUST NOT** be cleaned with harsh products like EASY OFF, etc.

CABINETS: Will be checked for cleanliness inside and out. Remove all contact paper. Wipe exterior with wood restorer, not water.

BATHROOMS: Will be checked for cleanliness, staining, and damage.

COUNTER TOPS: Will be checked for stains, cuts, burns, scratches, chips, etc.

PORCH/BALCONY: Must be washed down and cleaned of all cobwebs and debris.

If you are renting a house the following should also be checked:

DECKS/PATIOS: Must be clean, swept, etc.

DRIVEWAYS/GARAGE FLOORS: Swept out, cobwebs, etc. cleaned off walls, concrete cleaned of spots.

YARDS: The lawns must be mowed, edged where appropriate and bushes trimmed. Planters need to be weeded and pine straw/mulch replaced, if appropriate.