



Rent Ready Checklist

In order to comply with internal and state rental housing regulations, every property must meet the below requirements in order to be listed and considered "Rent Ready". Please note that this is not a comprehensive list, and that there might be additional repairs required in order to pass a local ordinance's rental inspection. This is our way of helping assure that your home extracts maximum value by commanding top of market rent and the most responsible resident possible.

Full Rent-Ready Requirements:

- Professionally cleaned to "Hotel Room Clean"
- Carpet professionally cleaned and looking fresh
- Remove all personal property and trash from the inside the unit and exterior of the property (including lawn equipment)
- Re-key must be completed before a new resident moves in
- All painted surfaces fresh with no mis-match touch-up areas and repainting must be done corner to corner
- Vinyl, tile, laminate, and wood flooring should be in good condition with no excessive cracks, scratching, rips, or tears
- All mechanical components working as designed. Includes plumbing and electrical systems, kitchen appliances, laundry appliances, HVACs, sump pumps, water softeners, sprinkler systems, gas fireplaces, water filtration systems, etc.
- Doors open & close smoothly and doorstops installed on all doors
- Windows must open, close, and lock properly
- Windows must have screens
- Windows must have vertical or mini-blinds
- Back sliding doors must have vertical blinds
- All light bulbs in good working order
- Safety railings secure
- Carbon monoxide detectors installed within 15 feet of each bedroom. ONLY wall mounted, NO plug-in units.
- Smoke detector on each floor
- Smoke detector in each bedroom
- Non-operational fireplaces must be permanently sealed on the interior opening
- Lawn cut and trimmed
- Landscaping fresh and clean
- Gutters must be clean and in working order
- Ensure exterior paint and curb appeal in good condition
- Garage floor swept