

**Night Owls***The Out of Hours Decorating Specialists*

Move Out Report

Address: *******Tenants Name:** *******Tenants Forwarding Address:** *******Date: 02.07.2025 Completed By:** *****

No.	Description	Price Ex VAT	Done
1.	Inspection and clean – 3 bed house up to 8:00 hours cleaning	€*****	Done
2.	Replace cylinder lock on front door - Extra-long cylinder lock with three keys - The tenant said he lost the keys.	€*****	Done
3.	Replace post box lock We did not receive any keys from the tenant	€*****	Awaiting approval
4.	Replace two cylinder locks in the rear doors - Extra-long cylinder lock with three keys - We did not receive any keys from the tenant	€*****	Awaiting approval
5.	Three mattress covers two king size and one double size	€*****	Awaiting approval
6.	Remove items: - Stickers on walls and windows - Shampoo trays (2 units)	€*****	Awaiting approval
7.	Six new table lamps in the bedrooms Damaged lamps	€*****	Awaiting approval
8.	Remove two shaver lamps One in en-suite and one in main bathroom	€*****	Awaiting approval
9.	New lamp shades – large diameter: - One in 2nd bedroom - Two in kitchen	€*****	Awaiting approval
10.	Replace electric hob	€*****	Awaiting approval
11.	Bulb replacing: One in living room (B27)	€*****	Awaiting approval
12.	Two new roller blinds: - Roller Blind (light grey) in 2nd bedroom (96x118cm WxH) - Roller blind weighted bar in 3rd bedroom (152x117cm WxH)	€*****	Awaiting approval

14.	Fix: - toilet roll holders - Door restrictor in kitchen (rear door) - Drawer in the kitchen, above oven is damaged - Bathroom door 1st bedroom - Towel holder in all bathrooms - Main bathroom: cabinet door is out of the hinge - En-suite toilet seat loose - Shed door lock - Adjust cabinet door in kitchen (above the microwave) - Shelf in 1st bedroom wardrobe (shelf holder pin missing)	€*****	Awaiting approval
15.	Painting of all side walls Three bed house	€*****	Awaiting approval
16.	Painting of all ceilings Three bed house	€*****	Awaiting approval
17.	Painting of all woodwork Doors, door frames, skirting board, windowsills, newel posts and bannisters	€*****	Awaiting approval
18.	Painting of front door from outside Remove nails	€*****	Awaiting approval
19.	Fire blanket hook	€*****	Awaiting approval
20.	Replace door handle in 3 rd bedroom	€*****	Awaiting approval
21.	Replace window handle in 1 st bedroom	€*****	Awaiting approval
22.	Upholstery cleaning on: - Dinner chairs - Two sofas - Bed in 3rd bedroom	€*****	Awaiting approval
23.	Painting of furniture: - TV Stand - white colour 4x side tables - grey colour - Dining table	€*****	Awaiting approval
24.	Re-seal: - Bathtub - Shower tray - Kitchen countertop	€*****	Awaiting approval
25.	Carpet cleaning on stairs	€*****	Awaiting approval
26.	Tidy up rear garden – grass cutting	€*****	Awaiting approval
27.	Pressure wash on concrete: - In back yard - On paving in car park	€*****	Awaiting approval
28.	Replace 3x sink stoppers in the bathrooms	€*****	Awaiting approval
29.	Replace bath screen seal	€*****	Awaiting approval



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30.	Kitchen sink strainer basket is missing	€*****	Awaiting approval
	Total:		+VAT @13.5%

To access the full-resolution photos and the complete apartment report, please use the link provided below:

<https://drive.google.com/drive/folders/1VArE1-cBdNlaZtKO3jQV526L-otQP-Bd?usp=sharing>

INVENTORY OF FURNISHINGS				

02.07.2025				
Room	Item	QTY	Description	Condition
Hall, stairs and landing	Co2 Monitor	0		
	Fire detector	0		
	Smoke Alarm - 10Year Battery must be used	2		tested
	Fire escape plan on back of entrance door (apartments) Please provide photos of sign affixed.	0		
	Wall art	1		ok
	Side board	0		
	Lamp/s	4	ceiling lamps	ok
	Light shade/s	4		ok
	Window dressing	0		
	Flooring	2	Tiling downstairs and carpet on stairs	carpet cleaning recommended, tiles are excessively dirty
	Mirror/s	0		
	Extra Items	0		
Living Room	Sofa/s	2	1x three seater and 1x two seater sofa, grey upholstery	upholstery stained and damaged, cleaning recommend
	Pouffe	0		
	Amrchair/s	0		
	Coffee table	1	white high gloss	damaged, recommend replacing
	Side table/s	0		
	T.V. stand	1	white high gloss	damaged, one drawer runner damaged
	Sideboard	0		
	Lamp/s	3	Two ceiling lamps and one standing lamp	ok
	Light shade/s	2		ok
	Cushion/s	0		
	Wall art	2		ok
	Decorative Items	1	mirror	paint damaged
	Curtains	0		
	Blinds	1	roller blind 220x162 WxH	no cord, fabric stained, recommend replacing it
	Rug	1	white and blue, low pile	stained, recommend replacing it
	Flooring	1	tiling	ok
	Window restrictors	0		
	Co2 monitor	0		
	Smoke alarm	1		tested
	Extra Items	0		
Dining Room/ Area:	Dining table	1	belge top, wooden legs	top paint damaged
	Chairs	6	covered by grey upholstery	upholstery severely stained
	Stool/s	0		
	Sofa/s	0		
	Cushion/s	0		
	Pouffe	0		
	Amrchair/s	0		
	Coffee table	0		
	Side table/s	0		
	T.V. stand	0		
	Sideboard	0		
	Lamp/s	2	two ceiling lamps	new lamp shade recommended
	Sideboard	0		
	Wall art	2		small damaged in the paint of the frame
	Decorative Items	0		
	Curtains	0		
	Blinds	4	roller blinds	fabric damaged, one weighted bottom bar missing
	Rug	0		
	Flooring	1	tiling	steam cleaning recommended, small hole in the ground in front of the oven
	Window restrictors	0		
	Extra Items	0		
Kitchen	Oven	1	Indesit	excessively dirty
	Hob	1	Zanussi	excessively dirty
	Cooker	1	Luxair	ok
	Fridge	1	Zanussi	two door drawer is damaged, one glass shelve missing plastic part
	Freezer	1	Zanussi	all freezer drawers are damaged
	Fridge Freezer	0		
	Washing machine	0		
	Dishwasher	1	Zanussi	ok
	Microwave	1	Indesit	ok
	Toaster	0		
	Kettle	0		
	Bin	0		
	Glasses	0		
	Mugs	0		
	Plates	0		
	Bowls	0		
	Cutlery	0		
	Kitchen utensils	0		
	Pots	0		
	Pans	0		
	Oven dishes	0		
	Tea towels	0		
	Wall art	0		
	Counter tops	2	white fake marble	needs to be re-sealed, black splash damaged
	Window dressing	0		
	Flooring	1	tiling	needs steam cleaning
	Extractor fan - tested	0		
	Fire Extinguisher	1		ok
	Fire Blanket - Please provide photo of blanket once hung	1		need to be hung
	smoke alarm	0		
	Heat alarm	1		tested
	CO Monitor	0		
	Lamp/s	0		
	Window restrictors	0		
	Extra Items	0		

Utility Cupboard	Washing machine	1	Zanussi	excessively dirty
	Tumble dryer	1	Zanussi	ok
	Side board	0		
	Clothes dryer	0		
	Iron	0		
	Ironing board	0		
	Hoover	1	Daewoo	ok
	Mop	0		
	Bucket	0		
	Swespling brush	0		
	Dustpan	0		
	Extra items	0		
	Extra Items	0		
Bedroom 1	Bed	1	grey upholstery	recommended replacing it
	Mattress	1	king size	recommended replacing it
	Headboard	1	Brown upholstery	recommended replacing it
	Mattress cover	0		
	Duvet	0		
	Pillows	0		
	desk	0		
	TV	0		
	Side board	0		
	Bed linen	0		
	Drawer	0		
	Bedside table/s	2	grey wooden	needs painting
	Lamp/s	2	one ceiling lamp and one table lamps	table lamp damaged, ceiling lamp ok
	Cushion/s	0		
	Wall art	2		there are scratches on the frame and dirt
	Decorative extras	1	Mirror	excessively dirty
	Curtains	0		
	Blinds	1	Roller blind	ok
	Rug	0		
	Flooring	1	Laminate	ok
	Window restrictors	2		ok
	CO Monitor	0		
	Smoke alarm	1		tested
	Extra Items	0		
En-suite	Extractor fan - tested	1	Vortice	ok
	Mirror	1		ok
	Window dressing	0		
	Flooring	1	tiling	ok
	Towel rail	1	chrome	loose
	Toilet roll holder	1	chrome	loose
	Toilet brush	0		
	Tooth brush holder	0		
	Window restrictors	1		need fixing
	Blinds	1	roller blind	ok
	Soap holder	1	metal	bad conditions
	Extra items	0		
	Extra Items	0		
Bedroom 2	Bed	1	brown upholstery	recommended replacing it
	Mattress	1	Double size	recommended replacing it
	Headboard	1	brown upholstery	recommended replacing it
	Mattress cover	0		
	Duvet	0		
	Pillows	0		
	Desk	0		
	Side board	0		
	Chair	0		
	TV	0		
	Bed linen	0		
	Drawer	0		
	Bedside table/s	0		
	Lamp/s	2	One ceiling lamp and one table lamps	damaged, replace lamp shade
	Cushion/s	0		
	Wall art	2		ok
	Decorative extras	1	Mirror	excessively dirty
	Curtains	0		
	Blinds	1	roller blind	damaged
	Rug	0		
	Flooring	1	laminat	ok
	Window restrictors	1		ok
	Smoke alarm	1		tested
	Extra Items	0		
Main bathroom	Extractor fan - tested	1	Vortice	ok
	Mirror	1		ok
	Window dressing	0		
	Flooring	1	tiling	ok
	Towel rail	1	chrome	loose
	Toilet roll holder	1	chrome	loose
	Toilet brush	0		
	Tooth brush holder	0		
	blinds/s	0		
	Soap holder	1	metal	bad conditions
	window restrictors	0		
	Extra items	0		
	Extra Items	0		
Bedroom 3	Bed	1	brown upholstery	upholstery cleaning recommended
	Mattress	1	King size	recommended replacing it
	Headboard	1	brown upholstery	recommended replacing it
	Mattress cover	0		
	Duvet	0		
	Pillows	0		
	desk	0		
	TV	0		
	Side board	0		
	Bed linen	0		
	Drawer	0		
	Bedside table/s	2	grey	damaged
	Lamp/s	4	one ceiling lamp and three table lamps	table lamps damaged, ceiling lamp needs cleaning
	Cushion/s	0		
	Wall art	2		ok
	Decorative extras	1	Mirror	ok
	Curtains	0		
	Blinds	1	roller blind	weight bar missing
	Rug	0		
	Flooring	1	Laminat	ok
	Window restrictors	2		ok
	CO Monitor	0		
	Smoke alarm	1		tested
	Extra Items	0		
Toilet downstairs	Extractor fan - tested	0		
	Mirror	1		ok
	Window dressing	0		
	Flooring	1	tiling	excessively dirty
	Towel rail	1	Chrome	ok
	Toilet roll holder	1	Chrome	recommended replacing it
	Toilet brush	0		
	Tooth brush holder	0		
	Window restrictors	0		
	Blinds	0		
	Soap holder	0		
	Extra items	0		
	Extra Items	0		
	Keys	3	Three front door keys	
	Fobs/sensors	-		
	Car park remotes	-		
	Access code/s	-		
	Alarm code	-		
	Electricity reading	34387.6	kWh	
	Meter number			
	Supplier	N/A		