



### Rental Unit Condition Report

Use this report to create a detailed description of the condition of the premises and their contents at the start and the end of the lease. Documenting this will benefit both the landlord and the tenant at the end of the agreement by reducing argument.

**Distribution:**                      **Original – Tenant**                      **Copy – Landlord**

<b>Codes:</b>	<b>B</b> Broken	<b>M</b> Missing	<b>1</b> Clean
	<b>D</b> Damaged	<b>S</b> Scratched/Marked	<b>2</b> Dirty
	<b>G</b> Good		<b>3</b> Stained

Rental Unit:	Move-in Date:		Move-out Date:	
Tenant:	Condition at Beginning of Tenancy		Condition at End of Tenancy	
	Comment	Code	Comment	Code
<b>Kitchen</b>				
Ceiling				
Walls and Trim				
Floor				
Countertop				
Cabinets and Doors				
Stove				
Oven				
Stove Top				
Broiler				
Sink and Stoppers				
Refrigerator				
Crisper				
Ice Trays				
Freezer				
Closets				
Dishwasher				
Lighting Fixtures				
Windows/Screens				
<b>Dining Room</b>				
Ceiling				
Walls and Trim				
Floor				
Closets				
Lighting Fixtures				
Window/Screens				

\_\_\_\_\_ Landlord Initials      \_\_\_\_\_ Tenant(s) Initials

Rental Unit:	Move-in Date:	Move-out Date:		
Tenant:	Condition at Beginning of Tenancy		Condition at End of Tenancy	
	Comment	Code	Comment	Code
<b>Living Room</b>				
Ceiling				
Walls and Trim				
Floor				
Air Conditioner				
TV Cable				
Closets				
Lighting Fixtures				
Windows/Screens				
<b>Stairwell and Hall</b>				
Ceiling				
Walls and Trim				
Treads and Landings				
Closets				
Lighting Fixtures				
Window/Screens				
<b>Bathroom</b>				
Ceiling				
Walls and Trim				
Floor				
Cabinets and Mirror				
Tub, Sink, and Toilet				
Door				
Lighting Fixtures				
Windows/Screens				
<b>Bedroom 1</b>				
Ceiling				
Walls and Trim				
Floor				
Closets				
Doors				
Lighting Fixtures				
Windows/Screens				

\_\_\_\_\_ Landlord Initials      \_\_\_\_\_ Tenant(s) Initials

Rental Unit:	Move-in Date:	Move-out Date:		
Tenant:	Condition at Beginning of Tenancy	Condition at End of Tenancy		
	Comment	Code	Comment	Code
<b>Bedroom 2</b>				
Ceiling				
Walls and Trim				
Floor				
Closets				
Doors				
Lighting Fixtures				
Windows/Screens				
<b>Bedroom 3</b>				
Ceiling				
Walls and Trim				
Floor				
Closets				
Doors				
Lighting Fixtures				
Window/Screens				
<b>Exterior</b>				
Front and Rear Entrances				
Patio Doors				
Garbage Container(s)				
Glass and Frames				
Siding				
Windows/Screens				
Ground and Walkways				
<b>Basement</b>				
Stair and Stairwell				
Walls and Floor				
Furnace, Water Heater				
Plumbing				
Lighting Fixtures				
Landlord(s) Signature(s)	_____		_____	
Tenant(s) Signature(s)	_____		_____	

**Note:** If a room or feature is not covered in this form but you think it is important, then include it on an attached page or on another copy of this form. For example, furniture.