Example Inventories

CHECK-IN INVENTORY REPORT



View photo gallery

PROPERTY

14 Example Road

Exampleton, ZZ1 4EX

PREPARED FOR

Example Lettings

PREPARED BY

Sam Example
Example Inventories
01632 960014
hello@example.com
example.com

CHECK-IN VISIT

3 March 2026

TENANCY REFERENCE

EX-0014

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Select a section to go to it.

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Glossary of terms

The ratings and terms used in this report.

Condition

New Item: Unused, or newly fitted or decorated, with no visible wear (it may still have labels or packaging).

Good: Light wear only, of the kind normal careful use leaves.

Fair: Noticeable wear for its age, such as small marks, fading, fraying or minor chips.

Poor: Heavy wear or damage, such as stains, tears, chips, cracks or breakage.

Very Poor: Badly damaged, broken or not working.

Cleanliness

Excellent: Spotless: no dust, marks, smears or residue.

Good: Clean, with no loose dirt, dust or residue.

Fair: Cleaned, but some dust, marks or residue remain.

Poor: Dusty or dirty; needs further cleaning.

Very Poor: Not cleaned; needs a thorough clean.

Photographs

Captured: The date and time stored in the photo by the camera. Shown as recorded; it can't be verified.

Added: When the photo was received and checked by this app.

Reference: Room, row and photo number (1.2.1 is room 1, row 2, photo 1), then the photo's code (P014) as shown in the app.

When something isn't rated

Not recorded: Nothing was entered for it.

Not inspected: Deliberately not inspected at that visit.

Not applicable: Doesn't apply to this property.

Meter readings

Readings, locations and photographs for each meter.

Gas

Cupboard under the stairs

SERIAL NUMBER
853396

SUPPLIER
Example Energy

CHECK-IN
10912 m³
3 Mar 2026



P002
Captured 3 Mar 2026, 10:01 (camera time, not verified) · Added 3 Mar 2026, 10:21

Electricity

Utility wall, by the back door

SERIAL NUMBER
E14 00871

SUPPLIER
Example Energy

CHECK-IN
04718 kWh
3 Mar 2026



P003
Captured 3 Mar 2026, 10:02 (camera time, not verified) · Added 3 Mar 2026, 10:22

Water

Chamber in the pavement, outside the gate

SERIAL NUMBER
W2210487

SUPPLIER
Example Water

CHECK-IN
00412.0 m³
3 Mar 2026



P004
Captured 3 Mar 2026, 10:02 (camera time, not verified) · Added 3 Mar 2026, 10:22

Alarm observations

Location, observed test result and photographs kept together. This records what was seen at the visit; it doesn't certify any alarm or confirm compliance with regulations.

Alarm checks

Is there a smoke or heat alarm on every floor?	**Yes**
Did every smoke and heat alarm sound when tested?	**Yes**
Is there a carbon monoxide alarm in every room with a fixed fuel-burning appliance or flue (gas cookers aside)?	**Yes**
Did every carbon monoxide alarm sound when tested?	**Yes**

Alarm notes

Alarms were checked with their test buttons only, on the day of the visit. This is not a certification of the alarm system.

Smoke alarm

Hall ceiling

CHECK-IN
Present: Yes
Test: Sounded

Tested 3 Mar 2026 · Replace by 30 Jun 2033



P005
Captured 3 Mar 2026, 10:03 (camera time, not verified) · Added 3 Mar 2026, 10:23

Smoke alarm

First-floor landing

CHECK-IN
Present: Yes
Test: Sounded

Tested 3 Mar 2026 · Replace by 30 Jun 2033

Carbon monoxide alarm

Living room, by the gas fire

CHECK-IN
Present: Yes
Test: Sounded

Tested 3 Mar 2026 · Replace by 31 Jan 2031

Keys and access

Front door

CHECK-IN
Quantity: 2
Handed over: Yes



P006
Captured 3 Mar 2026, 10:04 (camera time, not verified) · Added 3 Mar 2026, 10:24

Back door

CHECK-IN
Quantity: 2
Handed over: Yes

Check-in notes

Unfurnished two-bedroom terrace, cleaned before the visit. Heating on. Appliances tested and working unless noted.

General overview

Room decoration and overview photographs, before the detailed findings. Select a room to go to its details.

Hall



1.1.1 · P007

DECOR & LAYOUT

Narrow hall with an oak floor and the stairs to the first floor. Walls off-white.

Condition: Good
Cleanliness: Good

Living room



2.1.1 · P009

DECOR & LAYOUT

Front room with a fireplace and a window to the road. Walls sage green, ceiling white.

Condition: Good
Cleanliness: Good

Kitchen



3.1.1 · P015

DECOR & LAYOUT

Fitted kitchen with dark base units, white wall tiles and a window over the sink.

Condition: Good
Cleanliness: Good

Bedroom 1



4.1.1 · P022

DECOR & LAYOUT

Double bedroom at the front with fitted wardrobes.

Condition: Good
Cleanliness: Good

Bedroom 2



5.1.1 · P027

DECOR & LAYOUT

Smaller double at the back, overlooking the garden.

Condition: Good
Cleanliness: Good

Bathroom



6.1.1 · P028

DECOR & LAYOUT

Family bathroom with a bath, separate shower and heated rail.

Condition: Good
Cleanliness: Good

Garden



7.1.1 · P034

DECOR & LAYOUT

Enclosed back garden with a patio, lawn and shed.

Condition: Good
Cleanliness: Good

Hall

Room 1 · Entrance & hallway

General overview 1.1

Narrow hall with an oak floor and the stairs to the first floor. Walls off-white.

Condition: Good
Cleanliness: Good



1.1.1 · P007
Captured 3 Mar 2026, 10:04 (camera time, not verified) · Added 3 Mar 2026, 10:24

Front door 1.2

White panelled door with a letterbox, night latch and mortice lock. Both locks work.

Condition: Good
Cleanliness: Good

Walls 1.3

Off-white emulsion. Clean and even.

Condition: Good
Cleanliness: Good

Floor 1.4

Oak boards, varnished. Light wear by the front door.

Condition: Good
Cleanliness: Good

Stairs 1.5

Carpeted treads with a timber handrail, firmly fixed.

Condition: Good
Cleanliness: Good



1.5.1 · P008
Captured 3 Mar 2026, 10:05 (camera time, not verified) · Added 3 Mar 2026, 10:25

Lighting 1.6

Ceiling pendant with a fabric shade. Works.

Condition: Good
Cleanliness: Good

Living room

Room 2

General overview

2.1

Front room with a fireplace and a window to the road. Walls sage green, ceiling white.

Condition: Good
Cleanliness: Good



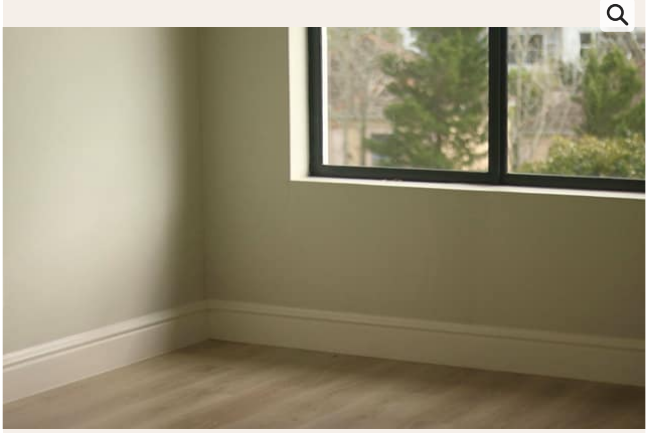
2.1.1 · P009
Captured 3 Mar 2026, 10:06 (camera time, not verified) · Added 3 Mar 2026, 10:26

Walls

2.2

Painted sage green. No marks or damage.

Condition: Good
Cleanliness: Good



2.2.1 · P010
Captured 3 Mar 2026, 10:06 (camera time, not verified) · Added 3 Mar 2026, 10:26

Ceiling 2.3

Smooth white finish. No cracks or staining.

Condition: Good
Cleanliness: Good

Floorboards 2.4

Varnished pine boards with some gaps between them, as you'd expect at this age.

Condition: Fair
Cleanliness: Good



2.4.1 · P011
Captured 3 Mar 2026, 10:07 (camera time, not verified) · Added 3 Mar 2026, 10:27

Window and blinds 2.5

Double-glazed casement with a white venetian blind. Opens and locks.

Condition: Good
Cleanliness: Good



2.5.1 · P012
Captured 3 Mar 2026, 10:08 (camera time, not verified) · Added 3 Mar 2026, 10:28

Fireplace

2.6

Painted surround with a gas fire. Fire not tested.

Condition: Good
Cleanliness: Good



2.6.1 · P013
Captured 3 Mar 2026, 10:08 (camera time, not verified) · Added 3 Mar 2026, 10:28

Radiator

2.7

White panel radiator. Warm when tested.

Condition: Good
Cleanliness: Good



2.7.1 · P014
Captured 3 Mar 2026, 10:09 (camera time, not verified) · Added 3 Mar 2026, 10:29

Curtain pole

2.8

Brass pole with two finials, firmly fixed.

Condition: Good
Cleanliness: Good

Kitchen

Room 3

General overview

3.1

Fitted kitchen with dark base units, white wall tiles and a window over the sink.

Condition: Good
Cleanliness: Good



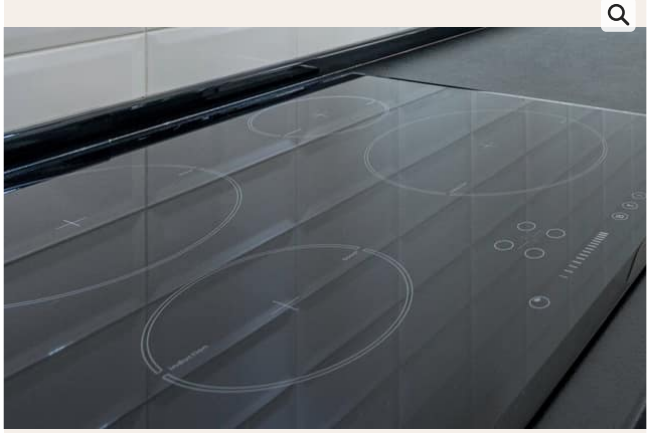
3.1.1 · P015
Captured 3 Mar 2026, 10:10 (camera time, not verified) · Added 3 Mar 2026, 10:30

Hob

3.2

Light scratches to the glass.

Condition: Fair
Cleanliness: Good



3.2.1 · P016
Captured 3 Mar 2026, 10:10 (camera time, not verified) · Added 3 Mar 2026, 10:30

Oven

3.3

Double oven. Both sides heat. Racks present.

Condition: Good
Cleanliness: Good



3.3.1 · P017
Captured 3 Mar 2026, 10:11 (camera time, not verified) · Added 3 Mar 2026, 10:31

Extractor hood

3.4

Stainless hood. Fan and light work.

Condition: Good
Cleanliness: Good



3.4.1 · P018
Captured 3 Mar 2026, 10:12 (camera time, not verified) · Added 3 Mar 2026, 10:32

Sink and taps

3.5

Stainless sink with a mixer tap. No leaks.

Condition: Good
Cleanliness: Good



3.5.1 · P019
Captured 3 Mar 2026, 10:12 (camera time, not verified) · Added 3 Mar 2026, 10:32

Cupboards and drawers

3.6

All doors and drawers line up and run freely.

Condition: Good
Cleanliness: Good



3.6.1 · P020
Captured 3 Mar 2026, 10:13 (camera time, not verified) · Added 3 Mar 2026, 10:33

Washing machine 3.7

Ran a short cycle without leaks.

Condition: Good
Cleanliness: Good



3.7.1 · P021
Captured 3 Mar 2026, 10:14 (camera time, not verified) · Added 3 Mar 2026, 10:34

Worktops 3.8

Pale stone-effect worktops. No chips.

Condition: Good
Cleanliness: Good

Flooring 3.9

Grey vinyl, smooth and well fixed.

Condition: Good
Cleanliness: Good

Bedroom 1

Room 4 · Bedroom

General overview

4.1

Double bedroom at the front with fitted wardrobes.

Condition: Good
Cleanliness: Good



4.1.1 · P022
Captured 3 Mar 2026, 10:14 (camera time, not verified) · Added 3 Mar 2026, 10:34

Carpet

4.2

Grey carpet throughout. Clean and even.

Condition: Good
Cleanliness: Good



4.2.1 · P023
Captured 3 Mar 2026, 10:15 (camera time, not verified) · Added 3 Mar 2026, 10:35

Ceiling 4.3

Hairline crack above the window.

Condition: Fair
Cleanliness: Good



4.3.1 · P024
Captured 3 Mar 2026, 10:16 (camera time, not verified) · Added 3 Mar 2026, 10:36

Walls 4.4

Pale grey emulsion. A few picture-hook holes.

Condition: Good
Cleanliness: Good

Fitted wardrobes 4.5

Two-door wardrobes with a rail and shelf. Doors run freely.

Condition: Good
Cleanliness: Good



4.5.1 · P025
Captured 3 Mar 2026, 10:16 (camera time, not verified) · Added 3 Mar 2026, 10:36

Door

4.6

Dark painted four-panel door with a brass knob.

Condition: Good
Cleanliness: Good



4.6.1 · P026
Captured 3 Mar 2026, 10:17 (camera time, not verified) · Added 3 Mar 2026, 10:37

Window

4.7

Double-glazed casement. Opens and locks.

Condition: Good
Cleanliness: Good

Bedroom 2

Room 5 · Bedroom

General overview 5.1

Smaller double at the back, overlooking the garden.

Condition: Good
Cleanliness: Good



5.1.1 · P027
Captured 3 Mar 2026, 10:18 (camera time, not verified) · Added 3 Mar 2026, 10:38

Carpet 5.2

Oatmeal carpet. Light wear by the door.

Condition: Fair
Cleanliness: Good

Walls 5.3

White emulsion. Clean and even.

Condition: Good
Cleanliness: Good

Window 5.4

Double-glazed casement. Opens and locks.

Condition: Good
Cleanliness: Good

Lighting

5.5

Ceiling light and two bedside lights. All work.

Condition: Good
Cleanliness: Good

Bathroom

Room 6

General overview

6.1

Family bathroom with a bath, separate shower and heated rail.

Condition: Good
Cleanliness: Good



6.1.1 · P028
Captured 3 Mar 2026, 10:18 (camera time, not verified) · Added 3 Mar 2026, 10:38

Bath

6.2

Freestanding white bath. No chips.

Condition: Good
Cleanliness: Good



6.2.1 · P029
Captured 3 Mar 2026, 10:19 (camera time, not verified) · Added 3 Mar 2026, 10:39

Basin

6.3

White basin on a timber unit. Taps work.

Condition: Good
Cleanliness: Good



6.3.1 · P030
Captured 3 Mar 2026, 10:20 (camera time, not verified) · Added 3 Mar 2026, 10:40

Toilet

6.4

Wall-hung toilet. Flushes and fills properly.

Condition: Good
Cleanliness: Good



6.4.1 · P031
Captured 3 Mar 2026, 10:20 (camera time, not verified) · Added 3 Mar 2026, 10:40

Shower

6.5

Glass enclosure. Good flow, no leaks.

Condition: Good
Cleanliness: Good



6.5.1 · P032
Captured 3 Mar 2026, 10:21 (camera time, not verified) · Added 3 Mar 2026, 10:41

Tiling

6.6

Green and white wall tiles. Grout clean.

Condition: Good
Cleanliness: Good



6.6.1 · P033
Captured 3 Mar 2026, 10:22 (camera time, not verified) · Added 3 Mar 2026, 10:42

Extractor fan

6.7

Runs with the light and clears steam.

Condition: Good
Cleanliness: Good

Garden

Room 7

General overview

7.1

Enclosed back garden with a patio, lawn and shed.

Condition: Good
Cleanliness: Good



7.1.1 · P034
Captured 3 Mar 2026, 10:22 (camera time, not verified) · Added 3 Mar 2026, 10:42

Lawn

7.2

Recently cut, with neat edges.

Condition: Good
Cleanliness: Good



7.2.1 · P035
Captured 3 Mar 2026, 10:23 (camera time, not verified) · Added 3 Mar 2026, 10:43

Patio

7.3

Pale paving, level and swept.

Condition: Good
Cleanliness: Good



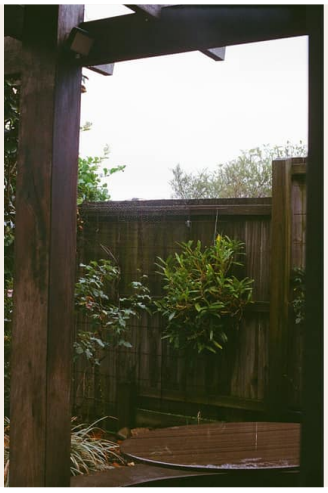
7.3.1 · P036
Captured 3 Mar 2026, 10:24 (camera time, not verified) · Added 3 Mar 2026, 10:44

Fencing

7.4

Timber fencing on three sides, upright.

Condition: Good
Cleanliness: Good



7.4.1 · P037
Captured 3 Mar 2026, 10:24 (camera time, not verified) · Added 3 Mar 2026, 10:44

Shed

7.5

Green shed. Doors lock. Empty.

Condition: Good
Cleanliness: Good



7.5.1 · P038
Captured 3 Mar 2026, 10:25 (camera time, not verified) · Added 3 Mar 2026, 10:45

Declaration

Example Inventories

Was the tenant present during the inspection? **Yes**

I confirm that I carried out this inspection and checked this report for accuracy and completeness before issuing it.

INSPECTOR SIGNATURE



NAME
Sam Example

DATE
3 Mar 2026, 16:00

Tenant and landlord or agent

Signing confirms you have received this report. If you disagree with anything in it, or think something is missing, say so within 14 days of receiving it; after that it is taken as accepted.

TENANT · SIGNED ONLINE



NAME
Jo Example

DATE
5 Mar 2026, 09:12

TENANT

Name _____ Signature _____ Date _____

LANDLORD OR AGENT

Name _____ Signature _____ Date _____

Your own wording

Every business writes its own disclaimer and guidance in Inventria, and they appear here at the end of each report. This example has none, as the business in it is made up.