

Inspection report

Record of a routine inspection carried out during the tenancy

PROPERTY	Alder Row, Flat 2 Flat 2, 14 Alder Row Bedminster Bristol BS3 4QP
LANDLORD	Rebecca Cole
TENANT	Daniel Osei
DATE RECORDED	17 October 2026
ROOMS RECORDED	2
PHOTOGRAPHS TAKEN	2
REFERENCE	WT-7M3B1RTV

About this report

This report records what was found during a routine inspection of the property on the date shown above. The notes and photographs were taken during the inspection and have not been edited since.

OVERALL NOTES

Six-month routine inspection, arranged with the tenant and carried out with them present. Property is being looked after well. One item to follow up: the extractor fan in the kitchen is noisy on start-up.

ROOMS IN THIS REPORT

1. Kitchen · 2. Bedroom 1

1. Kitchen

1 photograph

CONDITION NOTES

Clean and tidy. Extractor fan runs but is noticeably noisy when it starts. Contractor booked for the 24th. Worktop chip recorded at move-in is unchanged.



Photo 1.1

2. Bedroom 1

1 photograph

CONDITION NOTES

No issues. Window and radiator both working as at move-in; no sign of damp or condensation to the window reveal.

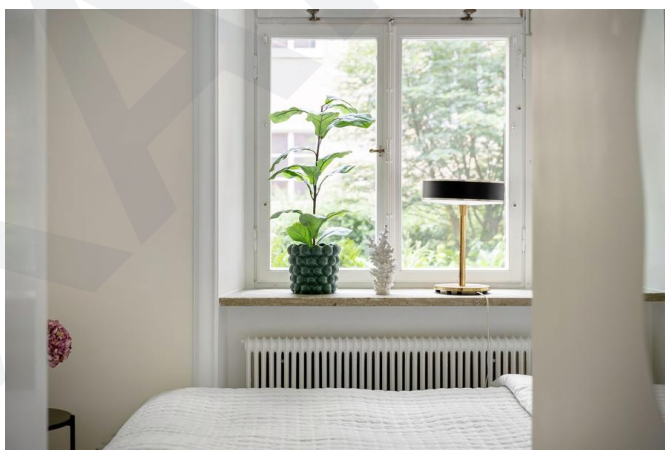


Photo 2.1