



**MACK**  
PROPERTY

# First time landlord **CHECKLIST**

## Things to consider:

- ☐ What tenancy length are you looking for?
- ☐ If your property is furnished, ensure the items comply with fire regulations.
- ☐ How involved do you want to be with your tenant(s)?
- ☐ If you have an apartment, do you require consent from the block management company?
- ☐ Contact your mortgage company and confirm you have consent to let (if applicable).
- ☐ Would you offer Deposit to your tenant(s)?

## Before your property goes on the market:

- ☐ Carry out necessary repairs or improvements.
- ☐ Ensure the Energy Performance Certificate (EPC) is valid, with a minimum rating of an E.
- ☐ Set a market-aligned rent with our support by using a detailed comparable report based on local market data.

## Before a tenant move in:

- ☐ Ensure the Gas Safety Certificate (if applicable) and an Electrical Installation Condition Report (EICR) is valid.
- ☐ Check smoke detectors are working and installed on each floor.
- ☐ Make sure a working carbon monoxide detector is installed in any room using a solid fuel.
- ☐ Ensure that the building and/or landlord insurance is valid, get a new insurance if not.
- ☐ Clean the property to a professional standard including carpets - set the standard for your new tenants.
- ☐ Consider taking out Rent & Legal Protection
- ☐ Gather any warranty details for appliances, boilers or alike.





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Get in touch with our team today to explore  
how Mack Property can support your  
property needs.



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