



### Empty, clean and in good condition

The following is important when you hand over your room, studio or apartment (incl. storage and outdoor space) to the new tenant. Your room, studio or apartment has to be empty, clean and in good condition. In the following list we specify the conditions you have to meet. Note that this list is not complete, if in doubt please contact SJHT or the project manager.

#### Floors and walls

- Floors, walls and ceiling must be thoroughly cleaned.
- Remove floor covering (carpet, laminate etc.) and underlayment (including foam and glue residues).
- It must be possible to paint the walls white in a single paint job. However, if the new tenant want to maintain the current wall color, you don't have to repaint.
- Wallpaper must be firmly attached. If a part of the wallpaper is loose, reattach it. If large pieces are loose, remove the wallpaper completely.
- Ceiling must be painted white.
- Holes in walls, tiles, floor and ceiling must be filled and smoothly finished.
- Remove hooks, screws, nails, plugs and stickers.
- Baseboards must be present and firmly attached to the wall.

#### Bathroom, toilet and kitchen

- Tiles and taps in shower, toilet and kitchen must be well cleaned and free of soap, residues and chalk.
- Ceiling, walls and tile seams must be mold-free.
- Sanitary ware must be clean, undamaged and complete in accordance with standard equipment.
- Kitchen cabinets, counter top and exhaust hood must be clean, maintained and free from damage and fat.

#### Doors and walls

- Paintwork on plastic window-frames and doors is not accepted.
- Stickers and adhesive plastic must be removed from doors, walls, windows etc.
- Hinges and locks must work properly and must be clean.
- Remove curtains, blinds or other window coverings, including rails and rods.
- Frames, doors and windows must be clean, maintained and free from damage.

#### Electricity

- Bare electricity wires are prohibited and should be fitted with a screw terminal. So when you remove a lamp, make sure to leave the screw terminal connected to the wires or connect a new one.
- Remove loose cables, cords and self-installed cable ducts.
- Sockets and switches must be firmly attached, undamaged and free of paint(residues).
- The standard doorbell/intercom must be present, connected and functioning.

#### Other

- Ventilation valves/grilles in walls, ceilings and windows must be clean.
- The balcony or terrace must be empty and clean (no washing lines, furniture, garbage etc.)
- If you have smoked, make sure you cannot smell the smoke at the end of the lease.
- Hand over the keys to all doors, as well as the garbage card and barrier pass if applicable.
- Remove your own bicycle(s) from the bicycle storage room and the bicycle stands outside.

See other side

## Pictures from daily practice

Below a few pictures of situations that match our conditions, some other pictures are of situations that don't:



## Handing over stuff

If you have items that a new tenant may find useful (for example floor coverings or movable goods), contact the new tenant to make arrangements. SJHT makes every effort to find a new tenant as soon as possible, so you can make these arrangements with the new tenant. However, SJHT will have no party in making these arrangements and has no role as a mediator.

## Important

- Register in your new municipality. They will arrange for your removal from the register of the municipality in which you lived before. If you move within the municipality, you must report your new address to the municipality.
- Don't forget to:
  - Change or terminate any insurance policies.
  - Adjust or cancel rent allowance.
- The garbage card is address-specific so leave it for the new tenant or hand it over to the project manager or SJHT together with all keys.
- Write down meter readings in case you have your own contract for gas/water/heating/electricity.
- Do not leave garbage in/around the building, but have it collected by TwenteMilieu or another company.