

SCHEDULES OF CONDITION

Pinders undertake both photographic and descriptive Schedules of Condition on all types of property.

We can provide specific advice to Landlords and Tenants in respect of their rights or obligations under a lease.

A Schedule of Condition can be used to limit the Landlord's or Tenant's repairing liabilities in leased property or provide a record to identify any changes to the building so there is no misunderstanding over future repairing obligations by either party.

Key Benefits of a Schedule

- ▶ The Schedule is a factual record of the condition at the commencement of the lease.
- ▶ The Schedule is a useful tool for Tenants seeking to exclude certain elements from their repairing obligations at the start of the lease.
- ▶ Equally, the Schedule can be used by a Landlord at the end of the lease term to prove a defect did not exist at commencement.

Key Services provided by Pinders include

- ▶ Preparation of a Schedule
- ▶ Checking a Schedule prepared by others
- ▶ Agreeing a Schedule to be appended to a lease

Schedules of Condition Fees

Schedules of Condition fees will be dependent upon the size and scope of the instruction. To discuss your requirements and to obtain a quotation please call: