

External Works

- Tarmac / concrete repairs around drain in centre of car park#
- Hack off render to wall, re render and decorate
- Extend overflow pipe from first floor location to side elevation currently water running down the wall

Back of House

- Remove rubbish from back of house area – lessee to confirm what is rubbish

Trade Area

- Supply and fit 30 min fire door to glass wash room
- Supply and fit extract fan to gents toilets
- Replace top light of window to bar area

Domestic Accommodation – Lounge

- Strip up carpet and over board with 6mm ply to allow lessee to fit new floor covering
- Decorate ceiling, walls, door, frame and skirts
- Fit stud partition wall to create corridor to bedroom 1 as currently a room with in a room. Complete all decorations and fit fire door, frame, skirting and decorate out

Domestic Accommodation – Bedroom 1

- Strip up carpet and over board with 6mm ply to allow lessee to fit new floor covering
- Decorate ceiling, walls, skirts, door and frame

Domestic Accommodation – Bedroom 2

- Strip up carpet and over board with 6mm ply to allow lessee to fit new floor covering
- Decorate ceiling, walls, skirts, door and frame

Domestic Accommodation – Bedroom 3

- Strip up carpet and over board with 6mm ply to allow lessee to fit new floor covering

Domestic Accommodation – Kitchen

- Strip up old vinyl supply and fit 6mm ply and fir new vinyl
- Strip out kitchen units and island unit
- Supply and fit new kitchen units and worktop. We are not reinstalling the kitchen island
- Touch up decorations to walls

Domestic Accommodation – Bathroom

- Supply and fit tiles around window above toilet and sink to match others

Domestic Accommodation – Staircase (to 2nd floor)

- Strip up carpet and supply and fit 6mm ply to floor boards

Domestic Accommodation – Corridor

- Supply and fit fire door to entrance door to flat with all ironmongery

Compliance/Services

- Complete all code 1 and 2 remedial works following electrical testing
- Complete works with in the FRA report
- Complete catering equipment repairs / replacement following survey