

CLEANING CHECKLIST

Move out time is 1:00 pm on the last day of the month. Anything past 1:00 pm will be charged as one full day, unless previous arrangements have been made with the Resident Manager.

Please note that any removable dirt is not considered normal wear and tear under The Residential Tenancy Act of British Columbia, charges will be made if the suite is not left in a clean condition.

If you have been a tenant for more than 2 months, you are responsible for replacing burnt out light bulbs, including stove and refrigerator, also blown fuses in the stove or fuse panel.

Please remember to book a time for a move out inspection, at least 1 week prior to your move.

Basic Cleaning Requirements:

- Wash all walls to remove marks, fingerprints etc.
- Shampoo all carpets prior to vacating
- Clean all blinds and or drapes
- Wash all windows, windowsills, light fixtures and shelves.
- Clean and mop all lino floors in kitchens, entrance lobbies and bathrooms.
- Sweep out all closets and locker areas (if applicable)
- Clean and dust all louvered closet doors.
- Remove and dispose of all rubbish, garbage and empty bottles (it is the tenant's responsibility to ensure these items are disposed of and not left at the curb).

Specific Kitchen Cleaning requirements:

- Defrost and wash out the refrigerator and freezer including ice trays, shelves etc.
- Clean range, oven, pans, broiler grills and element drip pans.
- Clean range hood and exhaust fan
- Wash all floors and wall to ensure they are free of grease and dirt.
- Wash out all cabinets (upper and lower) and above upper cabinets.
- Wash behind and under range and fridge.

Specific Bathroom Cleaning requirements:

- Scrub tub tiles and grout free of mildew and soap residue
- Wash out bathtub, sink, shower, and toilet
- Wash lino floors
- Clean out and wipe down drawers, medicine cabinets and mirrors

Please ensure that the premises is clean and in good condition when you leave. Please contact our offices to schedule a Move Out Inspection well in advance of your moving day.

CLEANING CHARGES

Stove:	\$38.50 - \$57.75	Oven racks, top, sides, bottom & door must be cleaned & all oven cleaner residue or scouring pad residue must be thoroughly removed. Outside may be washed with cleaner. Don't forget to pull out the stove and clean the sides. Replace the oven light bulb if needed. Sweep dirt from under & back of the stove.
Range Hood:	\$15.00	Take out the filter & wash it in hot soapy water. Clean in and around the fan unit. Wash the rest of the hood with hot soapy water & dry with cloth or paper towel.
Fridge:	\$38.50 - \$57.75	Must be defrosted (if manual defrost) & the freezer section cleaned. Do no scrape off ice. You are responsible for any resulting damage. The racks & inside walls should be washed with mild soapy water. If there is an odor, it can be removed with baking soda (left overnight if necessary). Clean the crisper basket & underneath it. Pull the fridge out to clean sides & bank. Sweep floor underneath & behind. Replace bulb if necessary.
Cupboards:	\$20.00 / Per Unit	Wash with mild soapy water. Clean inside, outside & underneath if necessary (especially over the stove)
Closet Doors X 1:	\$20.00 / Per Unit	Dust with soft cloth so that all louvers are dirt free. If excessively dirty, they will need to be washed with hot soapy water.
Walls & Baseboards	\$38.50 / hr to fix & repair. Min 30 min Chrg	Wallpaper applied by the Tenant must be removed by the Tenant. Paint, other than our standard colors, applied by the tenant will involve extra costs to the Tenant for the extra work by our painter in returning it to the original color and texture. Walls must be restored to their original state.
Carpet Cleaning		Must be thoroughly vacuumed & professionally cleaned. If Professional cleaning is arranged by the Resident manager then the fee will be deducted from your damage deposit.
Bachelor:	\$154.00	These rates are for basic cleaning only. Any stains will be charges separately.
1 Bedroom:	\$192.50	
2 Bedroom:	\$231.00	
Floors:	\$30.00 / Per Rm	Wash with hot soapy water, rinse if necessary. If they have been waxed, they must be stripped.
Painting:	\$30.00 / hr + Supplies	Walls must be brought back to a neutral off white color if the Tenant has painted it different color.
Drapes & Blinds		
Bachelor:	\$50.00	For Drapes: remove hooks, wash on warm gentle cycle. Hang back at windows immediately to dry wrinkly-free. Do NOT tumble dry.
1 Bedroom:	\$100.00	
2 Bedroom:	\$150.00	For Blinds: Wipe down all blind with hot soapy water, rinse if necessary.
Bulbs & Fixtures	\$15.00 / Item	Light shades should be washed & burnt out bulbs replaced.
Bathroom Tiles:	\$50.00 - \$150.00	All soap & mineral deposits must be removed. Tilex is a good product. There should be no residue left. The green deposits can easily be removed with a non-abrasive cleaner.
Bathtub & Sink:	\$30.00 / Per Item	Clean with a non-abrasive cleaner to remove green deposits. Clean hair & residue from taps
Medicine Cabinet:	\$20.00	Wash inside unit & the door. Clean top with mild soapy water.
Windows:	\$25.00 / Window	Clean with vinegar & water or Windex inside
Balcony:	\$25.00	Swept loose dirt and clean debris. Please DO NOT drop dirt on balcony below.
Storage Lockers	\$42.50 / hour. Min 30 min charge + Disposal Fee is applicable	Remove ALL Items from Storage lockers they must be swept and cleaned. Once emptied and clean please notify the office so an over lock can be applied.