Move-In / Move-Out Cleaning Inspection

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Template notice. This is a general-purpose inspection checklist. State landlord-tenant law on security-deposit deductions varies; most states require itemized written statements with specific damages, not a generic "damages" line. Pair this checklist with dated photographs and an itemized deposit statement for the strongest record.

1. Inspection Details

- Property: _____ (unit _____)
- Inspection type: _____
- Date: _____
- Inspector: _____ (_____)
- Tenant: _____
- Landlord / property manager: _____

2. Kitchen

- Counters wiped and sanitized
- Sink and faucet cleaned and polished
- Stovetop, grates, and burners cleaned
- Oven interior cleaned
- Refrigerator interior cleaned and defrosted (if vacant)
- Cabinet exteriors wiped
- Cabinet interiors wiped (move-out)
- Floor swept and mopped
- Trash receptacle emptied and replaced
- Notes / damage:

3. Bathroom(s)

- Toilet cleaned and sanitized inside and out
- Tub and/or shower scrubbed; soap scum removed
- Sink, faucet, and counter cleaned
- Mirror cleaned
- Floor swept and mopped
- Exhaust fan cover dusted
- Trash receptacle emptied
- Notes / damage:

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4. Living Areas and Bedrooms

- Floors vacuumed (carpet) or swept and mopped (hard floor)
- Baseboards wiped
- Window sills wiped
- Interior glass and mirrors spot-cleaned
- Light switches and door handles wiped
- Closet floors swept
- Walls spot-cleaned (move-out)
- Notes / damage:

5. Appliances and Fixtures

- Microwave interior cleaned
- Dishwasher exterior wiped; filter rinsed (if accessible)
- Washer / dryer exteriors wiped; lint trap cleaned
- Ceiling fans dusted (reachable)
- Air vents dusted
- Smoke detectors visually checked (note if missing or chirping)
- Notes / damage:

6. Exterior and Common Areas

- Entry mat shaken or replaced
- Patio / balcony swept (if applicable)
- Cobwebs removed from entry
- Trash and recycling bins emptied to curb (if applicable)
- Notes / damage:

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7. Items Beyond Scope

Any of the following observed but NOT remediated by Provider, with itemized notes so the landlord or property manager can address them separately:

- Damage requiring repair (wall holes beyond standard nails, broken fixtures, etc.)
- Stains or odors that cleaning could not remove
- Items left behind by tenant
- Pest or biohazard issues
- Mold or water damage

8. Overall Notes

9. Acknowledgment

Inspector certifies that the items checked above were inspected on the date listed. Photographs were taken to document condition where noted. This checklist does not constitute a security-deposit determination — that decision belongs to the landlord or property manager based on the lease and applicable state law.

INSPECTOR

Signature

Printed Name and Date

TENANT (OPTIONAL)

Signature

Printed Name and Date

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