

Home contents form for

Insert address of property to be sold below and include postcode.

About this form

- Under the Home Information Pack Regulations (“The Regulations”), you can include this form in your Home Information Pack. You may choose not to disclose the information requested by checking the “undisclosed” box for any given section. However, disclosing information should help negotiations with buyers and speed up the sale.
- On this form you can show what the contents of the home are and whether a seller is prepared to include them in the sale. Buyers are likely to want to know this, but the replies are not legally binding. They just show what a seller’s plans are and they can change their mind prior to exchange of contract.
- Someone can complete this form on behalf of a seller.
- If the property has not yet been completed or converted, please answer the questions as if the property is finished.
- Please cross through any items listed that are not at the property.
- The Regulations also tell you what other documents must and may be in the Home Information Pack, and guidance on the Regulations is available at www.homeinformationpacks.gov.uk

Seller’s check of this form

- Someone can complete this form on behalf of a seller, but given that a buyer and mortgage lender might rely on the information in this form, it is important that the seller checks the answers to ensure that they are as truthful and as accurate as possible.

Please check the boxes below to confirm that:

This form has been completed by the seller(s) or with their authority; and to the best of the seller’s knowledge, the answers are true and accurate.

Home essentials

(Unless you say otherwise, the buyer will assume that the following items are included in the sale and that the seller will leave them behind once the sale is complete. Please use the comments section to say otherwise. If you do not wish to disclose this information please state “undisclosed” in the relevant box)

	Comments		Comments
1. Central-heating systems		2. Radiators; Other wall heaters	
3. Night-storage heaters		4. Boilers; Immersion heaters	
5. Windows and window fittings		6. Double glazing	
7. Electrical installation, including cables and sockets		8. Light switches; Other light fittings	
9. Laminate flooring; Parquet flooring; Floor tiles		10. Fires; Fireplaces	
11. Extractor fans and hoods		12. Fitted kitchen cupboards; Kitchen sinks; Other fitted kitchen accessories	
13. Baths; Bathroom sinks; Showers; Toilets; Taps; Plugs; Other items		14. Fitted bathroom cupboards	
15. Fitted towel rails; Soap, toothbrush and toilet roll holders		16. Fitted shelves	
17. Fitted wardrobes; Dressing tables; Cupboards		18. Wall tiles	
19. Door and cupboard handles and knobs		20. Fitted hooks and holders	
21. Inside and outside doors and gates (not including baby and toddler gates)		22. Greenhouses	
23. Fuel stores		24. Outside lights	
25. Other (please give details):			

Home furnishings

(For each item, please check one of the columns only. If your answers depend on which room or area of the property the item is in, please say so.)

	Included in the sale	To be taken with the seller	To be negotiated
26. Carpets			
27. Rugs			
28. Curtains/net curtains/pelmets/blinds			
29. Curtain rails			
30. Sofas			
31. Ceiling lampshades			
32. Beds including headboards			
33. Moveable wardrobes			
34. Moveable cupboards			
35. Moveable dressing tables including any mirrors and chairs			
36. Moveable cabinets/bookcases			
37. Dining tables and chairs			
38. Other desks/tables/chairs			
39. Moveable kitchen accessories			
40. Bathroom cabinets, mirrors/shower curtains/rails			
41. Other mirrors			
42. Moveable bathroom and toilet fittings and accessories			
43. Other (please give details):			

Undisclosed	
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Home appliances

(For each item, please check one of the columns only. If your answers depend on which room or area of the property the item is in, please say so.)

	Included in the sale	To be taken with the seller	To be negotiated
44. Ovens and grills			
45. Cookers/other cooking hobs			
46. Microwave ovens			
47. Fridges			
48. Freezers			
49. Dishwashers			
50. Washing machines			
51. Tumble dryers			
52. Telephone receivers and cables			
53. Aerials/satellite dishes			
54. Other (please give details):			

Undisclosed	
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Outside the home

	Included in the sale	To be taken with the seller	To be negotiated
55. Dustbins			
56. Clothes lines/other clothes dryers			
57. Shed and contents			
58. Garden trees/shrubs/plants			
59. Garden furniture/ornaments			
60. Water butts			
61. Other (please give details):			

Undisclosed	
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