

Hanscom Charges Estimates

Kitchen

Missing/broken parts in refrigerator	TBD
Cabinet faces	TBD
Cabinet drawers	\$50
Range/oven replacement starting at	\$590
Range hood	\$75
Top mount refrigerator replacement	\$980
Side by side refrigerator replacement	\$1250
Dishwasher replacement	\$380
Fluorescent light fixtures starting at	\$75
Sink replacement starting at	\$150
Faucet replacement starting	\$75
Countertop replacement starting at	\$400
Appliances to clean (each)	\$75
Vinyl not clean	\$100

Bathrooms

Sink replacement starting at	\$100
Vanity starting at	\$250
Bathtub/shower replacement starting at	\$500
Shower rod	\$25
Toilet replacement	\$200
Toilet seats	\$25
Toilet paper holder/ Towel Bar	\$20
Towel ring	\$10

Exterior

Damaged garage doors	\$750
Garage door openers	\$250
Garage door opener remote	\$40
Clean trash/recycle bin (each)	\$25
Yard cleaning starting at	\$75
Trash removal starting at	\$50
Pet waste removal starting at	\$100

Living room, Dining, Hallways and Bedrooms

Light fixtures starting at	\$50
Ceiling fan replacement	\$150
Thermostat	\$60
Door knobs	\$15
Smoke detector (Gentex)	\$75
Smoke detector (BRK)	\$25
CO alarm	\$40
Vacuum starting at	\$50

Flooring- No Patches –replacement is charged per room

Carpet replacement per sq. foot	\$1.57
Sheet Vinyl replacement per sq. foot	\$1.80
Vinyl Plank replacement per sq. foot	\$2.14

Only carpet and vinyl are pro-rated based on an average 7 years. Flooring must have completed full calendar year in life cycle average to count towards the next year.

Other

Drywall repair per sq. ft.	\$15
NO charge for holes smaller than 2 in –don't fill nail holes	
Door locks	\$50
Window glass replacement starting at	\$200
Window screens	\$45
Window sills to clean (per window)	\$10
Professional carpet cleaning (avg cost)	\$400
General cleaning	\$200-500
Damaged door/window trim per piece	\$25
Damaged door jam	\$100
Hollow core door	\$75
Solid core door	\$175
Prehung door	\$225
Electrical outlets/switches	\$15
Outlet/switch plates	\$2
Kiltz – odor removal	
2-bedroom home	\$900
3-bedroom home	\$1000
4-bedroom home	\$1100
Garage or Basement only	\$350 each

Move out Checklist – non cleaning

- Painted colored walls primed - \$25 per wall
- Walls: no nails, hooks, shelves, crayon, pen marks, handprints, wallpaper, stenciling, stickers, glue, etc. **NO charge for holes smaller than 2 in –don't fill nail holes**
- All cabinets and drawers -no contact paper
- Basement, garage, & any storage areas remove all nails, hooks, and shelves
- Yard, all holes filled, area seeded (seasonal) mow, rake, shovel, and edge and all landscaping returned to its original state at move in, no trash, cigarette butts or pet waste
- Remove poles for any free standing satellite dish
- Remove child protective devices from cabinets, electrical outlets, stairs, ect.
- All keys issued are due at start of final inspection, a \$50 per lock and \$40 per remote charge will apply for keys missing
- No personal items remaining in quarters/garage/yard or at curb at final inspection
- Sheds & fences removed from property unless stated by inspector based on condition, rules, and regulations
- All windows closed & locked at start of inspection
- Trash and recycle bins must be cleaned out and placed in basement, garage, or behind home
- Plan trash accordingly by removing trash the week prior to your final. Charges will be assessed for trash present at final. Minimum charge is \$50, & increases depending on the amount of trash left behind. Bulk item charges are assessed separately.

Prices are estimates or starting prices. Replacement costs will be charged based on the cost of actual replacement (no proration), which can be higher than what is listed. Additional paint charges, carpet stains, resurface of tubs or countertops, will be charged at actual cost from vendor. Damages to garages will vary and be based on replacement/ repair cost. *Damages in addition to items listed on this sheet can include but are not limited to: pet/urine odor, smoke stains/odor, lawn damages from removal of fencing will be at cost of all actions taken to restore home to original condition.* Prices are based on signature date and are subject to change.

Hanscom Cleaning Checklist

Cleaning Checklist

1. Clean windows (inside only) sills, jams and sash. You do not need to clean the exterior of windows.
2. Storm door (window, screens, jam and sash) no dirt or handprints
3. Broom swept: basement/bulkhead/garage/storage area – no cobwebs
4. All cabinets and drawers must be wiped inside and out
5. Kitchen countertops must be wiped down
6. Sink and faucets must be wiped down
7. Clean bathrooms to include toilet, tub and surround, vinyl, sink and faucet
8. Clean oven thoroughly to include the glass in the door, burners, and racks
9. Clean refrigerator inside and out to include underneath the drawers, top, door seal, and vacuum floor underneath
10. Clean dishwasher including door seal and drain basket, run cycle empty with 1 cup bleach
11. Clean exhaust fan underneath range hood, housing and filter
12. Place light globes in dishwasher free of dust and bugs to be washed
13. Window blinds must be wiped down, make sure they are free of dust
14. Floors (vinyl, tile, hardwood, or any hard surface floor) damp mop with mild cleaner, no wax in corners
15. Carpets: Must be left in a clean condition: vacuumed and any dirt or spots cleaned with a personal steam cleaner. All stains will be assessed as damage.

Pay and Go Cleaning - Optional

Want less stress? With our pay and go cleaning service, you can. Remove all of your belongings and trash, leaving the cleaning from the checklist above up to us after you move out. Qualification is determined at your pre-inspection and quoted on your Notice to Vacate and Pre-Inspection sheet.

A pre-inspection is required for qualification.

This fee guarantees your home passing the **cleaning** portion of your final inspection.

- Standard cleaning does not include cost of damages or trash removal. (Outlined one 1st page.)
- Carpet and all flooring will be assessed **AS IS** at the final inspection. Stains present at the final inspection will be considered resident damage and NOT part of the pay and go cleaning. It does **not** cover stain removal.
- Not all homes will be eligible for this program. Qualification is determined at your pre-Inspection by the inspector.
- The price you are quoted will be based on the type and condition of your home at the pre-inspection. Additional charges will be assessed as needed past “standard cleaning.”
- Cleaning applies to interior of home only.

Payment is due at least **1 week prior** to your final inspection to be eligible for the “Pay and Go Cleaning” program. Payment can be made by check, money order, cashier’s check, or online at rentpayment.com. Please specify in notes “pay and go cleaning”