



Questions about the seller

Why is the seller selling?

Is the seller in a chain?

Is the seller looking for a quick sale or are they flexible with timelines?



Questions about finances

What is the minimum price the seller will accept?

Have there been any offers?

How much is the average sale price for similar properties in the area?

Has the property ever been down-valued by a surveyor or lender?



Questions about the local area and surroundings

What is the local area and neighbours like?

Is there on-street parking, a garage, or a driveway?

Is there planning permission for any extensions or major works planned?

What are the local schools rated by Ofsted?

Is the property in a conservation area?



Questions about the property itself

How long has the property been on the market?

Has the house always been listed at the same price?

Is the property freehold or leasehold?

Are there any restrictive covenants or shared responsibilities (e.g. shared driveways)?

Have any major renovations been made?

How many owners has the property had in the last five to ten years?

How old is the property?

Are there any known issues with damp, subsidence, or flooding?

What fixtures and fittings are included in the sale, if any?

What is the outcome of the Energy Performance Certificate (EPC)?

Has there ever been a presence of Japanese knotweed?

What is the phone / WiFi signal like in the property?

What is the water pressure like?

How much is council tax, and estimated bills?



Notes