



1. Front View.



2. Rear View



3. Cracking between the ground and first floor window openings, on the right flank elevation.



4. Minor, corresponding crack behind the radiator in bedroom 2.



5. Minor cracking above the kitchen French doors, within the rear elevation.



6. Area of repointing and suspected crack repairs between the first and second floor window openings, at the rear.



7. The render plinth is likely to 'bridge' the dpc. The rainwater pipe should be extended round to the nearby gully.



8. Limited inspection in the cellar.



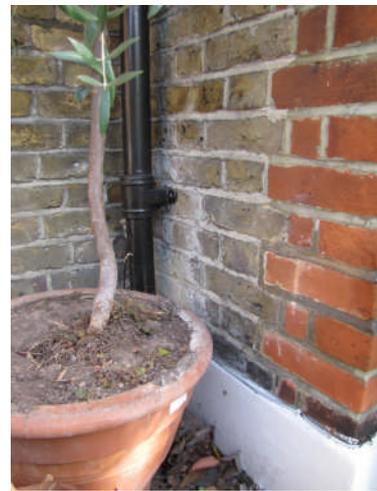
9. Perished render-tanking in the cellar, to the right hand flank.



10. Perished tanking.



11. Damp stain beneath the window in bedroom 5.



12. Stained brickwork behind the rainwater pipe within the porch.



13. Stained brickwork behind the rainwater pipe on the flank wall, adjoining the lean-to.



14. Woodworm damage to exposed floor timbers.



15. Woodworm flight holes in painted timber adjoining the cellar entrance.



16. Cut (half) slate is lifting slightly, at the verge.



17. Nailed flashing behind the chimney stack.



18. Party parapet wall, with vegetation growing from the weathered brick on edge coping.



19. Flat, felted roof over the loft conversion.



20. Flat/felted roof over the loft conversion.



21. Spalling red brickwork on the front stack.



22. Red brickwork is also weathered/decayed on the rear stack.



23. Weathered pointing.



24. Perished stone subsill to the front bay.



25. Mansard, with concrete lintels.



26. Weathered sash window (bedroom 5).



27. French doors, at the rear.



28. Poorly prepared woodwork at high level to the soffit boarding, at the front.



29. Steel beam in the tank cupboard.



30. Cold water tank (requires a lid).



31. Leak from the feed and expansion tank.



32. Leaking gate valve on a 'down' service.



33. Split mastic, adjacent to the bath.



34. Limescale on the vent, adjacent to the hot water cylinder.



35. Inaccessible manhole at the front of the site.



36. Any gapping around the gully will allow leakage into the soil.



37. Weathered brickwork to the right hand boundary wall.