

## (B) Property Preparation & Essentials Guide

### (1) What to provide

<b>(A) BASICS</b>		<b>(C) OPTIONAL</b>
<b>Cutlery</b>	Cutlery Kitchen knives Utensils set	Champagne flutes Cafetiere/coffee machine Tea pot Laundry basket
<b>Glassware</b>	Wine glasses Tumblers	DAB radio Microwave
<b>Crockery</b>	Mugs Crockery	Music speaker/Alexa Placemats & coasters
<b>Cookware</b>	Saucepans & frying pans Oven proof dish Chopping board Baking tray Serving dish Salad/serving bowl Glass Pyrex bowls Colander	Ice cube trays Measuring jug Water jug Salad servers Cheese grater Trays
<b>Bedding</b>	Duvets & pillows Bed linen* Bath towels & hand towels*	Egg cups Mattress & pillow protectors Tumble dryer Dishwasher
<b>Bathroom</b>	Toilet brush Small waste bin Bath mats*	<b>(D) FOR CLEANING**</b> Multi-coloured micro fibre cloths (for hygiene purposes) Scouring sponges Rubber gloves Bin bags Washing up liquid Kitchen cleaner Bathroom cleaner Window/glass cleaner Toilet duck Bleach Duster
<b>Electricals</b>	Smart TV & wi-fi Kettle & toaster Hair dryer Iron & ironing board Washing machine Spare light bulbs	All surface polish Anti-bacterial spray Lime scale remover Bagless vacuum Mop & bucket Dustpan & brush Rubber gloves Bin bags
<b>Other</b>	Cork screw Tin opener Scissors Large waste bin Tea, coffee, sugar canisters Salt & pepper grinder Wooden hangers Tea towels* Full length mirror	
<b>(B) ESSENTIALS**</b>	Hand wash Body wash Shampoo Conditioner	Tea bags, coffee & sugar Salt & pepper Cooking oil Toilet & kitchen rolls

### (3) How to prepare your property

In addition to ensuring all the criteria in (1) have been met, we ask you to ensure your property is:

**(A) Fully furnished & 'staged':** An Airbnb property needs to be fully furnished & neatly decorated throughout including:  
- sofas, beds (a mix of singles, doubles, kings, zip & links, bunks etc), dining table that seats max. guest occupancy, blinds & curtains, bedside tables & lamps, rugs, artwork, hanging space with wooden hangers in each bedroom, throws, cushions etc.  
In addition to (1), adding a sofa bed is always advisable. Please ask if you'd like advice or assistance via our Professional Design & Styling Service.

**(B) Sparkling clean and guest-ready, by either:**

- **A pre-guest clean by Airhost:** schedule a pre-guest clean with us so we can fully prepare the house for your first guests, or
- **Fully preparing the property as guest-ready yourself, this includes:**
  - **Clean & tidy:** Ensure your place is clean and tidy throughout. Every room, every surface, every piece of furniture. Please do not forget the fridge & freezer (remove food items and ensure they are clean), oven, microwave, dishwasher, emptying wardrobes, crockery etc.
  - **Bins:** Please make sure all bins are left empty, clean and with fresh bin bags in them.
  - **Bedding & linen:** Make up the beds with our linen which will be delivered to you. Leave sofa bed linen in a designated place. Our linen hire service includes:
    - Base sheets, satin stripe duvet covers & pillow cases
 Also leave a throw, blanket or extra duvet for guests.
  - **Towels:** From our linen delivery, fold or roll a bath sheet & a hand towel per guest on each bed (or in a neat pile on the sofa bed). Our linen service includes:
    - Bath sheets & hand towels
    - Bath mats & tea towels

**(C) Please also:**

- **Remove valuables:** Remove valuables or sentimental items. No need to completely de-personalise your place though; showing some personality will help to differentiate your property.
- **Top up utilities:** If any of the utilities are pay as you go / key / top up card etc ensure they are sufficiently topped up.

\*Provided by our professional linen hire service

\*\*Replenished by us after each guest stay, charged at £15 per month