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There are two options available regarding to the rental property one is dealing with a private landlord and the other is dealing with a property agent.

Dealing with a private landlord in Edinburgh:

Dealing with the private landlord may cause some problems. As it involves meeting a complete stranger and trusting him/her in regards to the property. To get an accommodation from landlords may lead to huge losses as they are unregulated and not part of a professional trade body or trade association.

Dealing with a property agent in Edinburgh:

If you get accommodation through letting agents they will cost you for their service but they also offer you great peace of mind and security. There are some professional bodies have many property agents who are registered with them. Association of Residential Letting Agents is one of some prominent bodies. There are some codes of practice which must be followed by the members of these bodies. There are many other professional bodies like National Approved Lettings Scheme, Royal Institute of Chartered Surveyors and the National Association of Estate Agents.

Viewing of the property:

If you have looked at all the properties and decided any property that have appealed you then a visit is to be arranged to view the property. In case of dealing with the private landlord then you will have to arrange it with him. On the other hand if you are dealing with an agent then he will arrange an inspecting tour of the property. You have the great opportunity to inspect the property.

You should examine the maintenance of the property. You can do this by examining the different parts of the property like windows, roofs, pipes etc. You must keep in mind that that property is well shielded because this will affect your bills later. You have to ask not only for gas safety certificate but also operating instructions for electrical equipmentâ€™s. You should run the stoppers flush the toilet, bath and shower to see that all are working properly or not. There is another important thing which you have to check is storage space in the property is also important. Security of the property is another important thing relating to the property. You can fulfill this purpose by checking the locks on all entry doors and windows. You must also take a tour of the surrounding to see if there are any parks or gardens around and to examine the type of neighborhood. You must also see if there are chances of any possible nuisance. You must also ask for the vehicle space.

There is another important thing which is to see the proximity of transport links. While renting an accommodation you must consider that all the places are near to it or not. If you have a conversation with existing tenants and neighbors that will provides you with helpful information regarding the area as well as the landlord.

By doing all these itâ€™ll be easier for you to take a decision whether is it a better place for you or not.

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