

How to make sure you're compliant with Landlord regulations

- Ensure EPC is current and rated a minimum of E or above (C from 2025)
- Carried out right-to-rent check on all tenants
- Protect tenant's deposit in the government scheme
- Membership of the Information Commissioner's Office
- Health & Safety Risk Assessment – review of the 29 potential hazards to your tenant
- Carried out annual gas safety inspection
- Up-to-date with electrical safety regulations
- Up-to-date with smoke and carbon monoxide alarm regulations and noted the replacement due dates
- Carried out a fire safety risk assessment
- Carried out checks for Legionnaire's disease
- All furniture and furnishings meet the required standards
- How To Rent Guide: the checklist for renting in England" guide
- Keep on top of your repairing obligations
- Obtained any consent required to let a property
- If using a letting agent, make sure your agent belongs to a redress scheme and has Client Money Protection insurance
- Insurance up-to-date