

Course title: Course for Landlords

Taught in: English

Target audience: Landlords

Syllabus:

This course provides a brief overview of Part 1 of the Housing (Wales) Act 2014 and the reason for the training and then quickly moves on to engagingly deliver a comprehensive range of topics that will be of value to any landlord renting out property in Wales. All our trainers have experience of property management and are expert in their presentation style. The main areas covered will include:

General Overview about Renting

- Who's who – landlord and tenant
- Letting Options
- Permissions to let
- Insurances
- Income Tax and other tax issues
- Contract for Services and Contract of Service (and who is a 'connected person' under the Housing (Wales) Act 2014)
- Council Tax
- Property improvements/conversions (planning and building regulations)
- Where to get advice
- Record Keeping

Setting Up a Tenancy

- Advertising property to let and conducting viewings
- Consumer Protection Legislation
- Energy Performance Certificates
- Types of Tenancy and Agreements
- Tenancy Deposits & Bond Guarantee Schemes
- Vetting tenants;
- Unlawful discrimination
- Setting Rent and Rent Period
- Inventories/Schedules of Condition
- Housing Benefit, Local Housing Allowance and Universal Credit
- Utilities
- Moving in a tenant

Responsibilities and Liabilities

- Terms Implied by both Common & Statutory Law
- Property condition, repairs & maintenance
- Housing Act 2004
- Health and Safety legislation
- Furniture Safety

During Tenancy

- Routine Visits and Maintenance
- Dealing with complaints from tenants
- Right of Entry and Refusal
- Emergency Procedures
- Changing Terms of a Tenancy
- Extending/Renewing Tenancy Agreements
- Rent
- Landlord - Tenant Relations
- Nuisance & Anti-Social Behaviour

Ending a Tenancy

- Abandonment
- Termination of Tenancy by tenant

Cost (per person): £100.00

Venue Details

Location:

Glyndwr University, Wrexham

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Location:

Ruthin Castle, Denbigh, North Wales

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