

The New Landlord Checklist

Task	Complete?
Mortgage No matter if you are buying a new property to let, or converting your current home into a rental property, you will need to make sure you have a Buy-to-Let mortgage on the property.	
Letting agent You may choose not to use the services of a letting agent to find tenants for your property, but if you do, use our 'Letting agent checklist' to help you find the most suitable one.	
Register as a landlord In some regions of the UK, it is necessary to obtain a landlord license before you are able to let a property.	
HMO license If your rental property is to be tenanted to three or more people (e.g. a student let) then you may have to obtain a house of multiple occupancy (HMO) license first.	
Energy performance certificate (EPC) You are legally obliged to arrange an energy performance assessment for each of your properties, and obtain an energy performance certificate.	
Safety You will need to make sure your property complies with safety regulations before tenants can move in. Use our 'Landlord safety checklist' to guide you.	
Finding tenants Ensuring you find the right tenants for your property is important, use our 'Finding tenant' checklist for a guide to finding the best tenants for your property.	
Dedicated bank account for rental income It's often a good idea to keep rental profits separate from any other bank account you may have, in order to help you keep track of your funds.	