

'Right to Rent' Checks

Since 1st February 2016, landlords in England have had to comply with the new 'right-to-rent' rules. This means that when they agree **new** tenancies, they **must** check the immigration status of their tenants. This applies to **new** tenancy agreements only, so students in existing tenancies, or who renew their agreements with no change to living arrangements, don't need to be checked. The new rules apply only in **England**, but university-owned accommodation is exempt. Read on to find out how this will affect international students who rent privately...

What will the landlord want to see?

If you are an EEA or Swiss national, you should show your passport or national ID card. Family members of EEA and Swiss nationals should show their EEA family permit or residence card. →



← Other nationalities with permission to be in the UK will be asked for a passport containing a visa, or a valid BRP (Biomteric Residence Permit).

What other documents could I use?

EEA and Swiss nationals, and those who have permanent residence in the UK, might be able to use alternative documents. Check the User Guide* for details.

What if your documents are with the Home Office?

If the documents you need are with the Home Office because you have an ongoing application, appeal or administrative review, give your landlord your Home Office reference number so that s/he can verify this.

How often will the checks be made?

If you have limited permission to be in the UK then your landlord must check your immigration permission again after 12 months, or before your immigration permission expires, whichever is later.

What if you've just arrived in the UK and have no BRP yet?

You can show your 30-day entry clearance. The landlord can rent to you for 12 months, and will make further checks after that period.

What about expired passports?

EEA and Swiss nationals can use an expired passport as evidence.

For other nationalities, as long as you have a valid visa in your passport, that's fine. If your landlord is unhappy with this, refer him/her to page 38 of the User Guide*.

If you have any doubts about these new rules, drop in to 2P04 during our opening hours (Mon-Fri 1030-1200, Mon-Thu 1400-1530) and ask an immigration adviser.

*USER GUIDE:

https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/497242/Right_to_Rent_Document_Checks_-_a_User_Guide.pdf