

Notice to landlord of intention to terminate sole/joint tenancy



Name of tenant(s): _____

Address of property: _____

I/We the above named tenant(s) (with the consent of _____, my spouse, for the purposes of the Matrimonial Homes (Family Protection) (Scotland) Act 1981 hereby give four weeks notice of my intention to vacate the above property in terms of section 46 (1) (f) of the Housing (Scotland) Act 1987.

I/We understand that I/We will be responsible for the condition of the property and payment of rent until the notice expires on _____, or they keys are returned to ANCHO (whichever is later).

I/We agree to supply a forwarding address.

Signature of tenant: _____ Date: _____

Signature of Spouse/Joint tenant: _____ Date: _____

Place of signing: _____

Forwarding address: _____

Current telephone number: _____

Reason(s) for terminating tenancy: _____

Name of witness: _____

Signature of witness: _____ Date: _____

Address of witness: _____

Notes for Tenant

1. Rent

You are liable for rental payment until expiry of the 28 day notice period or date your tenancy ends, whichever is later.

2. Keys

The keys for your property should be handed in no later than 12noon on the date your tenancy is terminated. If there is a delay in returning the keys you will be charged extra rental or the locks will be changed and the cost involved charged to you.

3. Inspection/Repairs

Please contact the Tenancy Sustainment Officer to arrange a suitable access time for a pre-termination inspection. Any repairs beyond those attributable to fair wear and tear will be charged to you and these will be drawn to your attention at the time of inspection. On vacating the property, another inspection will take place and the same condition will apply. It is important that you ensure:

- a) The property is left clean
- b) No belongings are left in the house, loft, stair or garden. Any items remaining within the property will be removed and destroyed by the Association. You will be re-charged for the costs associated with the removal of such items.

N.B. North Ayrshire Council, Cleansing Department will uplift bulky items by special arrangement. You should contact this Department direct.

- c) Any adaptations/modifications you have made unless previously approved should be restored to the original condition at the time of let, otherwise recharges may be applied.