

The Perfect UK Landlord Checklist

- [] Register with local council or licensing scheme (because 'surprise inspections' aren't fun for anyone).
- [] Protect the deposit in a government scheme unless you enjoy courtrooms and stress rashes.
- [] Give your tenant the 'How to Rent' guide, not just your unsolicited life advice.
- [] Install smoke alarms. Fires = bad. Smoke alarms = good.
- [] Respond to tenant messages faster than your mates reply to group chats.
- [] Fix that leaky tap before it becomes a feature on their TikTok.
- [] Set rent fairly. This isn't Mayfair (unless it is, in which case, hi rich person).
- [] Get landlord insurance. Because DIY legal battles are a terrible hobby.
- [] Respect the 24-hour notice rule don't just rock up like it's Love Island Casa Amor.
- [] Let tenants decorate (within reason). Leopard print walls? Maybe not. Pastel blue? Fine.
- [] Do a yearly check-up on your property just like a dentist, but with less latex.
- [] Vet your tenants. Star sign compatibility isn't enough.
- [] Keep all receipts, messages, and proof like you're building a true crime doc.
- [] Upgrade your property sometimes. No one likes a fridge that predates the internet.
- [] Be human. Say 'hi', smile, maybe even send a Christmas card (not mandatory, but cute).