Few Responsibilities of Tenants in Edinburgh; Maintenance, Looking After Garden and More

by Graham Lamont

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Once a landlord or a property agent has entered into a contract with a tenant, the tenant now has certain responsibilities till the term of the contract. Once the control of the property is transferred to him, he undertakes certain responsibilities and duties, the breach of which will result in legal consequences and the tenant will b solely responsible for it.

Maintenance of the property:

Once a tenant approves of the property and accepts it as being in good condition, he is now responsible to maintain the property in that condition, not only this but he must also leave property in like condition when the tenancy ends. The tenant must use the property carefully and he will be responsible for any damage or dilapidation to the house, its fixtures, fittings and furniture. Fair wear and tear of the property does not fall under this head.

Looking after the the garden:

If the property that has been let has an attached garden or ground to it, in that case, the tenant is required to keep it in a neat and tidy condition. Moreover, if the tenancy agreement has other clauses in the contract with regards to the garden then the tenant is required to fulfill those as well, since he agreed to them at the time of the agreement.

Keeping pets:

The tenant must not keep pets in the property without the consent of the landlord. If he owns a pet or has plans of getting one, then he must inform the landlord at the time contract and get a prior consent. Even if the landlord agrees, there are still certain requirements that must be fulfilled with regards to the pet. The tenant must make sure that the pet he/she keeps is not a source of nuisance to the landlord or other neighbors.

Adequate use of subjects:

The tenant is required to keep the subjects of the property neat and properly aired. At the same time he must not alter any part of the subjects. Not only this, but the tenant is also required to take all reasonable precautions in order to secure the subjects along with their contents and prevent the freezing points in cold weather. This is particularly important in a cold city like Edinburgh. If there is any damage or defect in the subjects then the tenant must give notice of it to the landlord.

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Graham Lamont - About Author:
Graham Lamont is a marketing officer for Greenlet, property lettings website in Edinburgh. If you want more information on a flats to rent edinburgh, please visit a edinburgh flats to rent.

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