# Property in Edinburgh by Tom Ashdown

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People coming to or visiting the beautiful city of Edinburgh prefer to go for rental flats rather than buying the property because it complements their modern and smooth way of living. People save themselves from the responsibility of long term property ownership as in repairing and maintenance of the property. By renting flats in Edinburgh individuals manage to live in those areas which they canâ€™t afford otherwise. An individual should, therefore, choose that kind of rental property that suites him best and that satisfies him. So before renting flats in Edinburgh, an individual should keep certain factors in his mind. These factors are discussed one by one.

The first step towards renting flats is the property search. One should make up his mind about the rent he can afford and the type of property he can rent in a particular area. For this he can make up a list of all important requirements e.g. parking, garden, amount of space etc. Once these two criterions are being decided, an individual can then move towards searching for such a property that matches his set criteria. There are many ways to search flats to rent in Edinburgh. One can search for rental flats online. Great deal of information is available on internet about the properties along with the pictures and detailed contact lists.

Another option for searching Edinburgh flats is the advertisements in local newspaper. One can also take help from a letting agent who has proficiency and knowledge of the local area. Once an individual get interested in a particular property, he must arrange for the property viewing with the landlord or the letting agent.

Next important step is the selection of a perfect area. One should not rush into the selection of property. To make the best decision, one should go for the property that fits in budget as in the beginning there will be loads of expenses that one has to deal with. The factor of proximity should not be avoided i.e. that area should be referred which is close to university or place of work. Transportation facility and medical assistance should also be nearby. For those individuals who have other interests should opt that area that caters for those interests too. For the families, that property is suitable that has schools, efficient neighborhood and proper system of security nearby. Whatever area is selected, one should visit it often and visit it on different times and days in order to recognize the atmosphere of the area.

After selection of property one should negotiate the terms and conditions with the landlord and can now enter into a tenancy agreement. This agreement will contain details of the duties and responsibilities of the landlord and tenant alike, deposit condition i.e. whether the amount will be reduced or not returned at all etc. A tenant should provide landlord with the references that ensure that the tenant is credit worthy.

Last but not the least; a tenant should be well aware of the fact that living in a rented property is different from living in oneâ€™s own home. A tenant should behave and act according to the rules enforced by the laws and must oblige by the house rules. He should pay his rents and all utility bills on time and take good care of the property.

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Tom Ashdown is marketing officer for Greenlet, property letting website in Edinburgh. For more information on a for rent edinburgh please visit a property to rent edinburgh.

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