

Assured tenancies

A helpful factsheet

This factsheet tells you more about assured tenancies and the main rights and rules that apply if you have this sort of tenancy.

What's an assured tenancy?

It's a tenancy for life, which can only be ended:

1. If the tenant gives us four weeks' notice in writing (their notice needs to end on a Sunday), or
 2. If the tenant breaches the terms of their tenancy. We'll then apply to the court and ask the judge to give us possession of the property.
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Why have I been given an assured tenancy?

This will be because you already have an assured tenancy with us or another housing provider (for example, the council).

As an assured tenant, you're responsible for:

- Paying your rent in advance and making sure your account doesn't fall into arrears,
 - Keeping your property in good condition,
 - Reporting any repairs we need to do,
 - Keeping to all the terms of your tenancy agreement.
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Rights of an assured tenant

As an assured tenant you may have:

- The right to buy your home (this will depend if your property's eligible).
- Succession rights.

If you sign a new tenancy, you accept the terms and conditions of the new agreement.

What happens if I want to do a mutual exchange as an assured tenant?

Once you've found someone to swap with, you can apply for a mutual exchange.

The property you want to exchange into will have to be suitable for your needs and your property will have to be suitable for the household you want to swap with.

If you're swapping with another assured tenant the exchange will happen via an assignment. If you're swapping with a fixed-term tenant, we'll use different paperwork so that you can continue to have an assured tenancy.

If you sign a new tenancy, you accept the terms and conditions of the new agreement. Your rights may change because of this, so you should think about how this might affect you in the future.

Our new tenancy agreements charge rent for 52 weeks of the year so, if you have rent-clear weeks at the moment, then this will come to an end if you transfer homes.

Can I keep my assured tenancy if I transfer to a new home?

Yes, in most circumstances you'll be given another assured tenancy if you move to a Sovereign home.

But there are some exceptions. For example, if the property you want to move to has been built as an affordable rent property where we only issue fixed-term tenancies.

Get in touch

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All enquiries and out of hours emergencies

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