

Submission received from Sheila Baudains on 20/11/19

Good Morning,

As we are looking at good and bad landlords can we also have a register of bad tenants.

I have had people arrested for drink driving, drugs, abuse and even rape. Tenants have left the property in a filthy condition and each time I have had to redecorate and carpet.

One family of four I let the property to changed into a family of 14 and I was unaware until contacted by the authorities. I was sickened at the condition the house had been left in. This cost me £1000's to put right.

Tenants have used the conservatory sills to hold their cigarettes and burn marks were left. It was in the lease no smoking in the house.

I am not talking about a property in bad condition but one where everything I do to it, is done as though I would live there myself.

The last claimed there was damp, but he had not cleaned the gutters (although he had signed a lease stating they had to be cleaned) and water got into walls. He left and the carpet had to be renewed as although I had allowed them a dog they had three and the puppy had ruined the new carpet and scratched and gouged out the carpet tread. The walls needed redecorating although it was in the lease they had to redecorate. Mydeposits accepted that I had renewed the carpet but could not confirm the condition when the tenants moved in. IT WAS A NEW CARPET! They also accepted the terms of the lease had not been complied with but I was in the wrong and the tenants had most of their deposit back! Again £1000's to put right.

I have never made any money from leasing this property as it has always cost so much to put right when they have left. I ask myself why am I doing this?

This is just a small amount of what had been happening to my property. It is unbelievable.

Thank you for reading this and once again going against landlords. You have now confirmed that two more properties from the rental sector will be going up for sale.

Sheila Baudains