

Private Tenancies

August 2011



Private Tenancies – amendment to Notice to Quit period

Housing (Amendment) Act (NI) 2011

The Housing (Amendment) Act (NI) 2011 includes changes to the amount of time allowed for a Notice to Quit, depending on the length of the tenancy. The changes come into effect as at 30 June 2011.

A Notice to Quit must still be a minimum of 28 days (4 weeks) , however this period is extended in the following cases:

- If the tenancy has existed for more than 5 years but less than 10 years, the notice period is 8 weeks
- If the tenancy has existed for more than 10 years, the notice period is 12 weeks

The above applies even if the tenancy has been granted before 30 June 2011 but it does not apply in relation to a notice to quit given before 30 June 2011.

Please note: The content of this article is for information purposes only and further advice should be sought from a professional advisor before any action is taken.