

Renters Have Rights & Responsibilities

Video Transcript

There's so much to get your head around when you first start renting.

For starters, you take on a lot of responsibility for your rental property.

But it's not all just one way – landlords have plenty of responsibilities too, as they're the owner of the property.

There's a thing called a 'rental agreement' that you have to sign before you move into a place.

It's a legal contract that grants you the right to live at the property for a set period of time, in return for paying rent.

But it also covers things like repairs, inspections, privacy, visitors, and pets ... spelling-out what's expected of you as the renter AND what the landlord has to do.

Make sure you read and understand your rental agreement, and other documents like the condition report, before you sign it!

If you don't understand something, don't sign until you've spoken to someone - like a carer, family member, or worker - who can explain it to you.

The landlord is responsible for making sure that all the essential stuff – like doors, windows, cooking utilities, heating and cooling – is always in good working order.

Any other damage that occurs at the property – like accidentally burning a hole in the carpet - is your responsibility, and you're the one who has to get it repaired to a professional standard.

As a renter, you also have a right to privacy, peace and quiet.

But so do your neighbours!

If either you or your landlord don't do what you're supposed to do, it can result in something called a 'breach', which starts a formal process to fix the problem.

And if that doesn't work, the breach can be taken to VCAT – which is a tribunal, that operates like a court, where they decide what happens next.

For more information about your rights and responsibilities as a renter, there are a range of internet resources and support services that can help you or you can speak to your support worker.

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