**North Ayrshire Council**

**Private Sector Housing Team**

# Empty Homes Survey



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If your property has been empty for 6 months or more, North Ayrshire Council can offer advice and assistance to bring it back into use. We would be grateful if you could complete this short survey providing further details about your empty home to allow us to assist you as much as possible.

Name:

Phone:

Email:

Address:

## PROPERTY DETAILS.

Address:

Are you the owner of the property or the person responsible for it? Yes [ ]  No [ ]

Type of Property: Flat [ ]  House [ ]  Other

Is the property currently occupied? Yes [ ]  No [ ]

* If Yes; how long has someone been living in the property? … years … months
* If No; how long has the property been empty? …. years …. months

Number of Bedrooms: 1 [ ]  2 [ ]  3 [ ]  4 [ ]  5 [ ]  More [ ]

Is there a Garden? Yes [ ]  No [ ]

Is there a Garage/Outbuilding? Yes [ ]  No [ ]

## PROPERTY CONDITION.

How would you describe the condition of the property?

[ ]  Ready for occupation

[ ]  Requires major renovations or repair

[ ]  Requires minor renovations or repair

[ ]  Unsure

## IS YOUR PROPERTY CURRENTLY MARKETED FOR RENTAL?

Rent pcm: £ Deposit: £

Are you registered as a landlord? Yes [ ]  No [ ]

Do you use an agent? Yes [ ]  No [ ]

If yes, please provide your Agent’s details:

## IS YOUR PROPERTY CURRENTLY MARKETED FOR SALE?

Valuation: £ Asking Price: £

Do you have a current Home Report\*? Yes [ ]  No [ ]

Is the property on the market? Yes [ ]  No [ ]

If yes, please provide your Agent’s details:

**\*Under the Housing (Scotland) Act 2006 it is a legal requirement for any property which is on the market to have a Home Report.**

## PROBLEMS.

Does being the owner or responsible person for the property create any problems for you? *(Please select* ***one*** *answer)*

[ ]  Constantly

[ ]  Frequently

[ ]  Sometimes

[ ]  Never

## USEFUL SERVICES.

Which of these services, if any, might encourage you to bring the property back into occupation? *(Please select* ***all*** *that apply)*

[ ]  Advice renting out the property and the income it could generate for you

[ ]  Knowing that you would be guaranteed a rental income on the property

[ ]  Help/advice on finding a tenant

[ ]  Having someone else manage the property rental on your behalf

[ ]  Help/advice on renovations

[ ]  Having someone else manage renovations on your behalf

[ ]  Loans for repairs and renovations

[ ]  Grants for repairs and renovations

[ ]  Help/advice on accessing private finance for repairs and renovations

[ ]  Help/advice on selling the property and the income it would generate for you

[ ]  Help finding a buyer

[ ]  Legal advice

[ ]  Other (Please provide details)

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## CAN YOU TELL US WHY YOUR PROPERTY IS CURRENTLY EMPTY?

*(Please tick* ***all*** *that apply)*

[ ]  Inherited property [ ]  Trying to sell – no interest

[ ]  Trying to rent – no interest [ ]  Financial difficulty

[ ]  Unsure of end use [ ]  Repairs issues

[ ]  Other (please provide details)

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## 8. HAVE YOU THOUGHT ABOUT RENTING YOUR PROPERTY?

Becoming a landlord and renting out your property is another way of getting your property back into use.  You would also be actively helping increase housing supply in the private rented sector as well as providing a home for a family in North Ayrshire.

The Private Sector Advice Team have recently re-launched the Rent Deposit Guarantee Scheme. This Scheme aims to help create sustainable tenancies for tenants who have found themselves threatened with homeless or who cannot afford to pay a deposit upfront.

We will help landlords by;

• Giving a written ‘guarantee’ instead of a cash deposit, which is valid for six months and provides security to the landlord for this period;

• Completion of all paperwork involved in a new tenancy including Universal Credit Applications; and

• Regular visits throughout the tenancy as well as support and advice where required.

If you would like more information, please tick the box below and an Officer will get in touch with you.

## 9. FURTHER DETAILS

Please use this space to provide any further details about the property that you think might be useful.

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**Thank you for taking the time to complete this survey**.

Please return it to us using the prepaid envelope provided. Alternatively return by email to psadvice@north-ayrshire.gov.uk

If you prefer, you can complete the survey online through Survey Monkey. Please type <https://www.surveymonkey.co.uk/r/S597NZX> directly into the address or URL bar at the top of your screen.

If you would like any further information, or require assistance to complete this form, please contact the Private Sector Team on (01294) 324644 or by email to psadvice@north-ayrshire.gov.uk

## DECLARATION:

I confirm that I am the owner of the above empty property and I give my permission for North Ayrshire Council to hold details of my property for the purposes of assistance in returning it to use.

|  |  |  |
| --- | --- | --- |
| Signed: | Date: |  |
| Print Name: |
| Signed: | Date: |  |
| Print Name: |

**What happens next?**

An Empty Homes Officer will contact you to arrange a site visit where necessary and discuss the assistance that may be available to you.