

# I've Served a Notice to Terminate My Tenant's Lease Now What?

Ensure you know when the notice will end	<input type="checkbox"/>
Check whether the lease is 1954 Act protected – do you also need to serve notice under that, or any other statute?	<input type="checkbox"/>
Take advice about the tenant's obligation to leave the property in repair/decorated (speak to a building surveyor and a lawyer)	<input type="checkbox"/>
Check whether you want the tenant to reinstate any alterations before the notice expires	<input type="checkbox"/>
Arrange an inspection of the property for soon after the lease expires	<input type="checkbox"/>
Arrange security and insurance to take effect once tenant vacates	<input type="checkbox"/>
Make arrangements for the tenant to handover keys and give back access cards	<input type="checkbox"/>
Serve notices to reinstate/schedules of dilapidations (a lawyer should do this for you)	<input type="checkbox"/>

If you would like to discuss any issues raised by this alert or landlord and tenant issues generally, please do not hesitate to contact a member of our Real Estate Litigation team.

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