

Our rental housing option offers you the opportunity to rent a modest, unfurnished home that we already own.

We let each home within our portfolio under an Assured Tenancy Agreement. This means the property is yours to live in as long as you wish.

Eligibility criteria

To be eligible for one of our rental properties, you:

- must be (or have previously been) living in a 'tied' house;
- are in need of affordable retirement housing, i.e. you do not already own a residential property or have assets or savings that would allow you to purchase a home of your own; and
- have a minimum length of stipendiary service by the time you retire.

For more details on how to find out whether you are eligible for help from us, please [contact us](#).

Once you have got in touch with us and we have confirmed you are eligible, we will arrange to talk with you through how we might support your retirement plans.

During this meeting or call, we will get to know more about you and your future plans. We will share information on the range of housing options that may be available to you, with us and with other providers. Together with you, we will look at your current needs and potential needs as you move into older age. It is important to look carefully at all your possible housing options to ensure that you find the best plan for your retirement.

Our rental properties

Our rental properties are located throughout England and Wales. The size varies depending on location, with inner city properties (particularly London and areas near the M25) being considerably smaller than rural areas. Most of our properties have 2 to 3 bedrooms.

When making your application, you will be asked to think about a few areas you want to move to. Although our range of available properties changes relatively frequently, we cannot guarantee that we will have a particular type of property available in just the right area at just the right time. The more flexible you can be about location, the more choices you will have.

We will also ask you about any health, mobility or disability needs you may have, so we may understand if certain properties might be more suitable for your needs than others. We will also consider whether other specialist providers may be better placed to meet your needs.

Please note that you will need permission from your Bishop or Archdeacon if you want to stay within your current parish.

Finding a rental property

Available Church retirement properties, whether a rental home or a flat in one of our Community Living schemes, are advertised regularly through our online property bulletin.

You can express an interest in any property on the bulletin that may be right for you. We then look at all expressions of interest to arrange a viewing.

Should more than one customer express an interest in the same property, the customer with the highest priority will view the property first. If after a viewing you think you have found your home, you can reserve it for your retirement.

Finding a property through the bulletin is the quickest and surest route to securing a property with us. It is important to look at the properties on offer carefully and to be as flexible as you can with what might work for you. Being flexible with property size, layout and even location will help ensure that you find the best retirement home for you in time for your retirement.

Getting the property ready

All our rental properties are let unfurnished.

Where you are renting a property that is newly built, this will be let to you largely as seen during viewing. For properties that we already own, we bring them up to a good standard before anyone moves in. This means we will decorate and upgrade kitchens and bathrooms. In these cases, you may be able to choose some of the 'finishes' based on a selection on offer.

Arranging any works to a property takes time. While we have contractors we use frequently for works, it takes time to schedule them in. Sometimes, we also have to find another party to do the work if our usual contractors are unavailable. We also need to be prepared to deal with the unexpected, such as challenges with

building supplies. All this means that if you are renting a property that needs refurbishing, please allow at least 12 months from a property being reserved to it being ready for you to move in.

Rent and other expenses

You will pay a monthly rent for your home. Rents are based on the value of the property and are subsidised so that they are more affordable than market rents. Rents are reviewed annually. You will need to pay for moving costs, furnishings and white goods, contents insurance, and ongoing utility and Council Tax bills.

Here is a guide that explains more about our approach to setting rents.

Repairs and maintenance

As the landlord, we undertake much of the maintenance and deal with many of the repairs required in your homes. We will though ask you to take responsibility for some tasks e.g. gardening, internal decoration.

Full details of the responsibilities of each party are provided in the *Tenant's Handbook*. You will be given a copy of the handbook at the start of your tenancy.

Our privacy notice sets out how we use personal data that we hold about you and gives information on how to exercise your legal rights. You can find it here.

Should you have any queries or concerns, please do not hesitate to contact us by telephone on 020 7898 1824 (open 9am-5pm, Monday to Friday) or use the contact form below:

- Current Start
- Preview
- Complete

1 of 3 (0%)

Name

Email Address

Subject

Message

Preview

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