



Rent Act 1974

1974 CHAPTER 51

Modifications of Rent Act in relation to furnished and other tenancies

2 Certain tenancies not to be protected.

(1) In subsection (1) of section 2 of the Rent Act (tenancies excepted from definition of “protected tenancy” after paragraph (b) there shall be inserted the following paragraphs:—

“(bb) the tenancy is granted to a person who is pursuing or intends to pursue a course of study provided by a specified educational institution and is so granted either by that institution or by another specified institution or body of persons ; or

(bbb) the purpose of the tenancy is to confer on the tenant the right to occupy the dwelling-house for a holiday ; or.”

(2) After subsection (3) of section 2 of the Rent Act there shall be added the following subsection:—

“(4) In paragraph (bb) of subsection (1) above “specified” means specified, or of a class specified, for the purposes of that paragraph by regulations made by the Secretary of State by statutory instrument ; and a statutory instrument containing any such regulations shall be subject to annulment in pursuance of a resolution of either House of Parliament.”

(3) After section 5 of the Rent Act there shall be inserted the section 5A set out in . . .
^{F1} paragraph 2 of Part I of Schedule 2 to this Act and, accordingly, in section 1(1) of the Rent Act (definition of protected tenancy) at the end of paragraph (c) there shall be added the words—

“or

(d) by virtue of section 5A below, the tenancy has at all times since it was granted been precluded from being a protected tenancy”.

(4)^{F1} Part X of the ^{M1}Rent (Scotland) Act 1971 shall have effect subject to the amendments in Part III of that Schedule.

Changes to legislation: There are currently no known outstanding effects for the Rent Act 1974, Section 2. (See end of Document for details)

Textual Amendments

- F1** Words repealed by [Rent Act 1977 \(c. 42, SIF 75:3\)](#), s. 155, **Sch. 25** (subject to the savings and transitional provisions in [Sch. 24](#))

Modifications etc. (not altering text)

- C1** The text of ss. 1(4)(a), 2(1)(2), 3(2), 4(3)(4), 9, 10, 14(3), 16(2) is in the form in which it was originally enacted: it was not reproduced in Statutes in Force and, except as specified, does not reflect any amendments or repeals which may have been made prior to 1.2.1991.
- C2** The text of ss. 2(3)(4), 3(3) is in the form in which it was originally enacted: it was not reproduced in Statutes in Force and, except as specified, does not reflect any amendments or repeals which may have been made prior to 1.2.1991.

Marginal Citations

- M1** [1971 c. 28](#).

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There are currently no known outstanding effects for the Rent Act 1974, Section 2.