



Housing Act 1988

1988 CHAPTER 50

PART I

RENTED ACCOMMODATION

CHAPTER I

ASSURED TENANCIES

Meaning of assured tenancy etc.

[^{F1}1A Application of Chapters 1, 2 and 3 of this Part to dwelling in Wales

- (1) As a result of section 239 of the Renting Homes (Wales) Act 2016 ([anaw 1](#)), no tenancy or licence (whenever made) of a dwelling-house that is in Wales can be an assured tenancy or an assured agricultural occupancy.
- (2) Accordingly, subject to subsection (3), nothing in sections 1 to 25 of this Act applies to a dwelling-house in Wales.
- (3) The provisions of this Act which are referred to in Schedule 10 to the Local Government and Housing Act 1989 ([c. 42](#)) continue to apply, for the purposes of that Schedule, to a dwelling-house in Wales which is subject to a long tenancy.
- (4) For the purposes of subsection (3), “long tenancy” has the meaning given by paragraph 8 of Schedule 2 to the Renting Homes (Wales) Act 2016.]

Textual Amendments

- F1** S. 1A inserted (1.12.2022) by [The Renting Homes \(Wales\) Act 2016 \(Consequential Amendments\) Regulations 2022 \(S.I. 2022/1166\)](#), regs. 1(1), **16(3)** (with savings and transitional provisions in [S.I. 2022/1172](#), regs. 3, 10, 19)

Changes to legislation:

Housing Act 1988, Section 1A is up to date with all changes known to be in force on or before 18 January 2024. There are changes that may be brought into force at a future date. Changes that have been made appear in the content and are referenced with annotations.

[View outstanding changes](#)

Changes and effects yet to be applied to :

- specified provision(s) savings for amendments by 2018 anaw 1, s. 6, Sch. 6 by [S.I. 2019/110 reg. 5](#)

Changes and effects yet to be applied to the whole Act associated Parts and Chapters:

- Act savings and transitional provisions for amendments by S.I. 2022/1166 by [S.I. 2022/1172 Regulations](#)