
STATUTORY INSTRUMENTS

2012 No. 696

**The Transfer of Tenancies and Right to
Acquire (Exclusion) Regulations 2012**

Exclusion of certain assured shorthold tenancies from the Right to Acquire

4. The following are not tenancies within section 180(2) of the 2008 Act—
- (a) an assured shorthold tenancy for a fixed term of less than two years,
 - (b) a periodic assured shorthold tenancy, or
 - (c) an assured shorthold tenancy where the rent payable under the tenancy is—
 - (i) Intermediate Rent, or
 - (ii) Mortgage Rescue rent

(and accordingly, the right to acquire referred to in that section does not apply in relation to assured shorthold tenancies of those descriptions).