

## Property maintenance

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Landlords must provide and maintain rental properties in a reasonable state of repair. This means making sure they're safe and healthy to live in.

### Landlords must follow all relevant legislation

Landlords must meet all legal building, health, and safety requirements. This means keeping the plumbing, electrical wiring and structure of the house safe and in working order. This includes making sure that locks and fastenings work too.

[Your legal obligations \(http://www.tenancy.govt.nz/maintenance-and-inspections/laws-and-bylaws/\)](http://www.tenancy.govt.nz/maintenance-and-inspections/laws-and-bylaws/)

[WorkSafe has more information on the health and safety obligations for landlords. \(https://worksafe.govt.nz/managing-health-and-safety/getting-started/mythbusting-and-faqs/property-management-faqs/\)](https://worksafe.govt.nz/managing-health-and-safety/getting-started/mythbusting-and-faqs/property-management-faqs/)