

Private Sector Housing & Adaptation Team
Current and proposed changes to the Loans & Grants available for Property Owners for Empty Homes

Current Loans and Grants available

Southwark Landlord Loan	up to £8,000	for Landlords and owners of privately rented property, who are accredited with London Landlord Accreditation Scheme (LLAS)
Empty Homes Social Let Grants – for or on the private rented market	up to £10,000	freeholders and leaseholders of privately owned empty property, who are willing to rent their completed property on a social Housing scheme
Empty Homes loans – for or who will reoccupy the property as their main home.	up to £8,000	freeholders and leaseholders of privately owned empty property, who rent their completed property on the private rented market or on a social Housing scheme
Empty Property Minor Works Assistance– for	up to £3,000	minor works to bring an empty property back in to use which is then let on one of the Council's social housing schemes.
Empty Homes Energy grants -	up to £1,500	

Proposed new Loans and Grants

Loans

Property size	Loan available
Studio & 1 bed properties	50% of costs up to a maximum of £40k
2 Bed Properties	50% of costs up to a maximum of £50k
3 Beds & above	50% of costs up to a maximum of £70k

- Loans remain repayable at some point in the future when the property is sold/break in contract conditions

Grants

Property size	Grant available
Studio & 1 bed properties	50% of costs up to a maximum of £20k
2 Bed Properties	50% of costs up to a maximum of £30k
3 Beds & above	50% of costs up to a maximum of £40k

- Grant repayment conditions reduced from 5 years to 3 years where a property is leased to the council
- Cap on the combined maximum Loan and Grant amount of £110k
- Multiple units – funding to be discussed on a case by case basis