

# Fire Safety for Students in Rented Accommodation

When moving into private rented accommodation normally the location of the property, the décor and price are the main concerns for any potential buyers. However a big issue usually forgotten is whether the property is safe from fire and more importantly if you, the tenant would be safe if a fire does occur in the property.

## When viewing and selecting a property

- Make sure all escape routes are well maintained.
- Check all doors and windows that might be used as an escape route are either unlocked or a key for their use is supplied.
- Inspect the electrics in the property checking they are in good condition, pay particular attention to high voltage items i.e. the shower and cooker.
- Ensure any furniture supplied in the property is fire resistant.
- Check if there is a fire extinguisher and / or blanket in communal cooking areas.
- If smoke alarms are located on every floor and in working order.



## Moving in to the property

- Make yourself aware of all escape routes and ensure they operate correctly.
- Make sure a safety check of any gas appliances and their flues has been carried out in the last 12 months – by law the landlord must carry out this check.
- Ensure no electrical wires run under carpets or across floors where they are prone to be worn or tripped over.
- Avoid overloading plug sockets, do not use any more than one 4-way extension lead on a double socket.
- If gas is used in the property use a carbon monoxide indicator or detector to ensure there is no leak.
- Make yourself familiar with the fire safety equipment.
- Ensure boxes are not left blocking an escape routes especially overnight.



## During your stay in the property

- Report any problems you have with the property to the landlord on the first instance, leaving it till later might be too late.
  - Never smoke in bed, best practise would be to avoid smoking in the house altogether.
  - Keep the property tidy and clutter free, especially any escape route or the kitchen.
    - Test the smoke alarms weekly and replace the batteries yearly.



***Making Fire Safety Simple!***