LANDLORD LOGBOOK

Why Landlord Logbook was built.

The Renters' Rights Act puts the burden of proof on letting agents and landlords to prove that they complied with the new rules. Situations that used to be handled informally, like a phone call to agree to a rent increase, a verbal refusal of a pet request or a chat about a maintenance issue, now all need to be documented. Failing to keep a proper tenancy record risks you being unable to show a request was refused for good reason or a notice was served correctly. It can even mean a landlord is unable to reclaim possession of their property. Landlord Logbook exists to help build that record for you, compiling what is sent, done and agreed throughout the tenancy, so the evidence is already there when you need it most.

What makes it different.

Most letting agent software tries to do everything at once; rent collection, tenant referencing, accounting, marketing and compliance all bundled into one system, with the compliance side often underdeveloped. Landlord Logbook helps you keep a clear, timestamped tenancy record, without a long setup process, learning curve or complex tools you rarely use. Many letting agents already use a broader system for day-to-day operations and Landlord Logbook can work alongside it, filling the one gap most complex systems tend to ignore.

Why a letting agent needs a logbook.

Landlord Logbook helps you save time on administration, demonstrate compliance quickly, reduce the risk of fines and provides clear and complete records. It can strengthen landlord relationships when many landlords feel uncertain about the new rules. It also ensures that every property gets the same structured, timestamped records, regardless of which staff member manages it day to day. This results in cleaner handovers and reduces the risk of forgetting important tasks.

Key features/use cases.

- Section 8 document packs compiled automatically, pulling together certificates, rent information and communications for any tenant in seconds, not days or weeks.
- Maintenance document packs assembled automatically, showing a full repair timeline for any property, providing instant evidence if an Awaab's Law issue is ever raised.
- Reminders automatically sent as an outstanding maintenance issue approaches its Awaab's Law deadline, so issues get resolved before a deadline is breached.
- Helping agents complete Private Rented Sector (PRS) database registration, without the need to contact landlords for information or search through many folders and accounts.
- For HMO student tenancies, Ground 4A notice windows are tracked automatically, so the right notice is served at the right time and the necessary paperwork is in place.
- Every certificate sent, repair resolved and tenant communication made is timestamped when it happens, building your evidence trail without relying on someone’s recollection.

- Landlords can upload certificates directly, so agents do not have copies scattered across multiple inboxes. Other records are uneditable for landlords, so you remain in control.
- Replacing or supplementing a complex all-in-one system that staff have half-adopted, with a single-purpose logbook that is simple enough for everyone to use consistently.



To see how it works in more detail, visit: landlordlogbook.com/letting-agents.