



Government
of South Australia

Housing Safety Authority

Fact Sheet



Rooming Houses (Overview)

Regulation 16 of the *Housing Improvement Regulations 2017*

The minimum housing standards prescribed in regulation 16 of the *Housing Improvement Regulations 2017* (the **Regulations**) apply to residential premises occupied under a rooming house agreement.

Requirements in regulation 16 apply in addition to the minimum housing standards prescribed in the Regulations.

What is a rooming house?

A rooming house is defined in the *Residential Tenancies Act 1995* as being “residential premises in which 2 or more rooms are available for valuable consideration, for residential occupation”.

A designated rooming house is defined in the *Residential Tenancies Act 1995* as being “residential premises in which 5 or more rooms are available, for valuable consideration, for residential occupation”.

What is a rooming house agreement?

The *Residential Tenancies Act 1995* defines a rooming house agreement as an agreement under which accommodation is provided (with or without meals, or other facilities or services) in a rooming house.

Occupancy

Each bedroom must be occupied with its own rooming house agreement. The number of occupants and their relationship is not relevant.

Further information about Rooming Houses

For further information about rooming houses and the minimum housing standards, refer to the following fact sheets:

- Rooming Houses (Bedrooms)
- Rooming Houses (Facilities)

Disclaimer - Information contained in this factsheet has been prepared for general information only and does not constitute legal advice.

