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The Residential Tenancies Branch

FACT SHEET

Cette information existe également en français.
Composez le 204-945-2476.

Guarantee Agreements: What they must include

The Residential Tenancies Act outlines what has to be included in a guarantee agreement between a landlord and guarantor:

- landlord's legal name, phone number, address, other contact information for giving notice, etc.
- guarantor's name, phone number, address, other contact information for giving notice, etc.
- tenant's name and the address of the rental unit and building or complex
- length of the agreement and if the guarantor agrees to cover payments for a renewal period
- what the guarantor agrees to cover (ex: rent, damages, repairs) if the tenant does not pay what's owed and for how long the guarantor agrees to do this
- what kind of notice the landlord must give the guarantor if the tenant doesn't pay what's owed
- landlord's agreement to notify the guarantor if the tenant wants to sublet the rental unit and the landlord agrees to it
- guarantor's right to end the agreement and how much written notice the guarantor has to give
- agreement that the landlord and guarantor will tell each other if there are any changes to their contact information
- how notices and other documents are (ex: by hand, registered mail) to be given
- other terms, conditions or information required by law

The landlord and the guarantor must **both sign** the guarantee agreement. The guarantor must get a copy of the **signed** agreement within 21 days of the tenant's move-in date.

This fact sheet is only a brief explanation. For details on guarantee agreements or copies of the Act and regulations, go to www.manitoba.ca/rtb or contact the Residential Tenancies Branch.

This information is available in multiple formats upon request.