

**REAL ESTATE**  
**No. 4/2015**

**NOTICE No. 1078/2015 FROM 23<sup>rd</sup> SEPTEMBER**

**Annual Update of Rents Coefficient for 2016**

On September 23, 2015 it was published the Notice No. 1078/2015 that set the Annual Update of Rents Coefficient for the year 2016, applicable to all types of leases, in 1.0016.

Thereby, in 2016, the rents may be increased in 0,16%, which represents an increase when compared with 2015 (year when the coefficient was negative and, therefore, there were no updates).

If the landlords want to increase rents based on this update coefficient, they must inform the tenants about the said coefficient and the amount of the new rent resulting from its application, with a minimum prior notice of 30 (thirty) days, by means of registered letter with acknowledgement of receipt.

We recall that in case of lease agreements destined to residential purposes where the landlord proceeded to an extraordinary update of the rents based on Law No. 31/2012, of August 14th (which changed the New Urban Lease Regime), the same cannot cumulate it with this annual update, for a period of five years.

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