

Smart meters for landlords



About smart meters

Smart meters are the next generation of gas and electricity meters. They are being installed in homes across Great Britain at no extra cost, to replace traditional meters (including prepay key meters). Smart meters measure how much gas and electricity you're using in near-real time, as well as what it's costing you, and display this on a handy in-home display.

Who's responsible for installing a smart meter?

There can be some confusion as to whose responsibility it is to install a smart meter. Ofgem, the energy regulator, says that it is the billpayers right to install a smart meter and that the landlord shouldn't unreasonably prevent the installation.

Benefits of smart meters

There are lots of benefits for landlords and tenants to having a smart meter installed. A smart meter can help save the bill-payer money by showing how much energy is being used in near-real time, which can encourage reduced energy consumption and in turn contribute to reducing our carbon footprint.



The benefits for landlords are that:

- the automatic meter readings smart meters send to suppliers mean the final bill at the change of tenancy can be calculated accurately, preventing disputes
- if meter readings are sent to the supplier daily or half-hourly, the landlord would not need to attend the property to take a meter reading at the end of the tenancy and can monitor usage during void periods
- smart meters can switch between prepayment mode and credit mode over the air at the billpayers request

Why are smart meters good for the environment?

By having a smart meter installed, you're helping make our energy system smarter and can be good for the environment. Smart meters will help us cut down on energy waste by forecasting demand more efficiently. In fact, the government predicts that the smart meter rollout could eventually save £650m of energy wasted within the system.¹ The system will be able to draw on more local and renewable sources of energy too.



¹Department for Business, Energy and Industrial Strategy, (2019) [Smart meter rollout: cost benefit analysis](#)