Local Housing Allowance

Room Rates

Rates valid from 1 December 2009 to 31 December 2009

Number of Bedrooms	Category	Weekly Amount	Monthly Amount
I bedroom with shared facilities	A	£60.00	£260.00
1 bedroom self contained	B	£103.85	£450.02
2 bedrooms	C	£121.15	£524.98
3 bedrooms	D	£132.69	£574.99
4 bedrooms	E	£173.08	£750.01
5 bedrooms	F	£207.69	£899.99

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Local Housing Allowance - Size Criteria

Your Local Housing Allowance (LHA) rate will depend on how many people live in your household.

Allow one bedroom for:

- Every adult couple (married or unmarried)
- Any other adult aged 16 or over
- Any two children of the same sex aged under 16
- Any two children regardless of sex aged under 10
- Any other child (under 16)

If you make a new claim after 6 April 2009, the maximum LHA rate payable is the 5 bedroom rate only.

- Most single claimants under 25 years old will only be entitled to the 1 bedroom shared LHA rate (category A)
- Single claimants over 25 years old and couples with no dependant children will be entitled to the 1 bedroom self contained LHA rate (category B) providing they have exclusive use of other facilities such as a their own bathroom, toilet and kitchen/cooking facilities or exclusive use of at least two rooms (counting only bedrooms and living rooms).

Please note this is the maximum amount of LHA you will get – your actual benefit may be less depending on the amount of money you have coming in and if other adults apart from your partner live with you

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