

Date

Dear Landlord,

I have asked three times to fix the front steps, the leaky pipe in the kitchen, and the broken window in the bedroom. You keep saying you will make the repairs, but so far you haven't.

Since you haven't fixed these problems, I am going to make the repairs myself and take the money I spend out of next month's rent.

I talked to you on Thursday about fixing the front steps and the leaky pipe in the kitchen. You said you'd be over on Saturday to do the work. Thank you for your prompt attention. Please find the enclosed two written estimates for the materials. If I haven't heard from you by Saturday, March 15, I will buy the materials and do the repairs. For two months now I have been trying to get you to make repairs. The health department said that the following problems are health hazards: Pipes in kitchen leak badly Bad cockroach problem One broken window in bedroom Plaster came off wall by leaky pipes, wiring now exposed. In return for my rent money, you are supposed to keep my apartment livable. I will not pay anymore rent until you make repairs. Enclosed is a copy of a money order for next month's rent. I will not pay this rent until you fix up the house.

Thank you for your prompt attention. Please find the enclosed two written estimates for the materials. If I haven't heard from you by Saturday, March 15, I will buy the materials and do the repairs.

Sincerely,

Tenant