

GOVERNMENT OF INDIA

MINISTRY OF HOUSING AND URBAN AFFAIRS

RAJYA SABHA

UNSTARRED QUESTION NO. 1651

TO BE ANSWERED ON DECEMBER 18, 2023

EXPONENTIAL INCREASE IN THE RENT FOR URBAN HOUSES

NO. 1651. SHRI ABDUL WAHAB:

Will the Minister of *Housing and Urban Affairs* be pleased to state:

- (a) whether it is a fact that house rent in Indian Metropolitan cities have seen exponential increase in the last two years;
- (b) the details of average rent paid by a tenant in various areas of metropolis like Delhi, Mumbai, Hyderabad, Kolkata, Chennai, and Bengaluru for the last two years;
- (c) the measures which have been taken by the Government to control this unreasonable hike in the rent over housing in Indian Urban cities; and
- (d) whether Government is considering to bring any bill to control the rent that is unreasonably hiked by landlords and real estate agents in Indian urban cities?

ANSWER

**THE MINISTER OF STATE IN THE
MINISTRY OF HOUSING AND URBAN AFFAIRS
(SHRI KAUSHAL KISHORE)**

- (a) to (d): ‘Land and Colonization’ is a State subject. The data sought is not maintained centrally by Ministry of Housing and Urban Affairs (MoHUA).

In order to balance the interests & rights of tenants and landlords and to unlock vacant housing stock to meet the rising demand of rental housing, Ministry of Housing and Urban Affairs prepared a Model Tenancy Act (MTA). After the approval by the Union Cabinet, MTA was circulated to all States and Union Territories in June 2021 for adoption by way of either enacting fresh legislation or amending existing rental laws suitably on the lines of MTA.
