

[View in browser](#)

The weekly newsletter that ups your landlord game.

December 3, 2024

[Manage your rental for free](#)

 **READ**

## [Can landlords control a tenant's heat?](#)

Thanksgiving is nearly here, which is why you're getting this newsletter a few days early. Along with all the turkey, stuffing, and cans of cranberry sauce is the realization that colder days are here to stay.

If you pay for heat in any of your tenants' units, you may wonder if you can legally control their heat to save money this winter. The short answer is yes, but you'll have to get a signed contract.

[Learn more](#)

### **LAST WEEK'S QUESTION**

Tell us a bit about your investment journey. Are you new to the game, or have you been a landlord for years? What are your goals?

**Seamus** said, "I have two real estate goals. The first is to create long-term wealth while doing our best to provide great homes for tenants. The second is to set an example for my kids, nieces, and nephews that a family that works together stays together."

### **THIS WEEK'S QUESTION**

What are you thankful for this Thanksgiving?

[Let us know](#) **WATCH**

## [New landlord tips](#)

If you're new to landlording, you know how easy it is to get overwhelmed. But, there are plenty of resources out there to help you navigate these new waters.

One example is our *Adventures in Landlording* series, and in this video, we cover tips and tricks that all new landlords should know.

[Watch now](#) **LISTEN**

## [Trump and the housing market](#)

Before the 2024 election was declared a Trump victory, we examined how a win by either Trump or Harris would impact the housing market.

Now that we know the outcome, listen to our analysis of how his presidency may shape the housing market moving forward.

[Tune in](#) **CALCULATOR**

## [Calculate capital gains](#)

Any time you sell a property for more than you paid, Uncle Sam gets a piece of the profit.

If you want a quick way to calculate the capital gains taxes you'll pay after selling a property, we've got you covered with our calculator.

**Run the numbers**

Interest rates for your next real estate investment:

<b>6.95%</b> 30-Year Fixed +0.05%	<b>6.23%</b> 15-Year Fixed +0.05%
---	---

Source: Bankrate.com as of 12/03/2024

Was this email forwarded to you? [Sign up here.](#)



[Manage Email Preferences](#)

No longer want to receive emails from us? [Unsubscribe.](#) TurboTenant - 320 E  
Vine Dr. Fort Collins, CO 80524