

FAIRFAX RENT STABILIZATION AND JUST CAUSE APPLICABILITY*

Unit Description	Rent Stabilization	Just Cause Eviction
Single-family homes	NO	YES
Room in a single-family home with its own bathroom or kitchen	NO	YES
Room in a single-family home without its own bathroom or kitchen	NO	YES
Duplexes constructed before 1995	YES	YES
Duplexes constructed after 1995	NO	YES
Multi-unit apartment buildings constructed before 1995	YES	YES
Multi-unit apartment buildings constructed after 1995	NO	YES
Condominiums	NO	YES
ADUs constructed before 1995	YES	YES
ADUs constructed after 1995	NO	YES
JADUs with their own bathroom or kitchen constructed before 1995	YES	YES
JADUs without its own bathroom or kitchen	NO	YES
JADUs with its own bathroom or kitchen after 1995	NO	YES
JADUs without its own bathroom or kitchen	NO	YES
Short-term rentals (less than 30 days)	NO	NO

* This flier contains general information on Fairfax's Rent Stabilization and Just Cause Ordinances based on information available in the first week of November 2022. Every situation is different and this flier is not a substitute for legal advice. Tenants and landlords are encouraged to consult with an attorney regarding their individual tenancy. Receipt of this information does not create an attorney-client relationship.