

Indiana Rent Control Laws: Caps, Exemptions and Local Rules

Summary for landlords and property managers. Last reviewed October 29, 2026. Full guide: <https://www.generationadvisory.com/laws/indiana-rent-control-laws>

Indiana bars cities and counties from regulating rents on private property unless the legislature authorizes it. State law also limits local rules on many other parts of the landlord tenant relationship.

Key points

- Cities, towns and counties may not regulate rents on privately owned property unless the legislature authorizes it, so Indiana has no rent control.

Indiana at a glance

Rule	Indiana	Law
Rent control status	Cities, towns and counties may not regulate rents on privately owned property unless the legislature authorizes it, so Indiana has no rent control.	IC 32-31-1-20

Mistakes to avoid

- Assuming a unit is exempt without checking the exemption rules and any notice the exemption requires.
- Following state rules and missing a stricter city ordinance.
- Raising rent in the middle of a fixed term when the lease does not allow it.
- Giving less notice than the increase requires.

Verify current law

Laws named in this summary:

- IC 32-31-1-20
- IC 32-31-1-20 and IC 36-1-3-8.5

Official sources:

- Indiana Code, Title 32 (Indiana General Assembly): <https://iga.in.gov/laws/2025/ic/titles/32>
- Indiana Judicial Branch: <https://www.in.gov/courts/>

General information, not legal advice. Check current law and talk to a Indiana attorney before you act. Last reviewed October 29, 2026.