Short-term accommodation rentals are now widespread in the EU, boosted largely thanks to online platforms. This Regulation defines an EU framework which allows public authorities to collect data on short-term rentals from hosts and online platforms. It will help to enhance transparency in the sector, support better policy making and ensure a more sustainable development of the tourism sector.

**Short-term accommodation rentals at a glance**

- Short-term rentals represent one quarter of tourist accommodation offers in the EU.
- Almost 200 million nights spent in short-term rentals during the first half of 2022.
- 89% of EU citizens who have booked short-term rentals would recommend it to others.

**How will the framework work in practice?**

- Registration
- Unique ID number
- Sharing data via Single Digital Entry Point
- Obligation to display ID number
- Random checks of validity of ID number
Key features of the Regulation

More transparency
- Harmonised online procedure for registration of hosts and properties
- Unique identification number issued to identify hosts and properties

Better tracing
- Hosts obliged to use their identification number and display it online
- Online platforms must facilitate display of identification numbers and perform certain checks

Simplified data sharing
- Platforms obliged to share data monthly in automated way via single digital entry point
- Lighter requirements for small and micro online platforms

Encouraged publication of short-term rentals data
- EU or national statistics offices can publish aggregated and anonymised data
- Respect and protection of personal data

Who will benefit from the new rules?

Public authorities
- Comprehensive and timely data supports policy-making and fight against illegal short-term rental offers
- Modernised data collection and sharing

Hosts
- Online registration procedure
- Rules on short-term rentals are data driven and accessible online

Online platforms
- Streamlined data sharing requirements across the EU
- Simplified data sharing via national single digital entry points

Local communities
- Better quality of life for citizens, through decrease in illegal short-term rental properties
- Sustainable short-term rentals activity preserves economic benefits

Tourists
- More safety due to reduction of illegal listings
- Better tourist services

Tourism sector
- Guides, restaurants and other tourism services can exploit new datasets to improve their business
- Comparable level of transparency between short-term rentals and hotels