



Fees to Tenants

BEFORE YOU MOVE IN

Holding Deposit (per tenancy)

One week's rent.

This is to reserve a property. Please note: This will be withheld if any relevant person (including guarantors(s)) withdraw from the tenancy, fail a Right-to-Rent check, provide materially significant false or misleading information, or fail to sign their tenancy agreement (and / or Deed of Guarantee) within 15 calendar days (or other Deadline for Agreement as mutually agreed in writing).

Security Deposit (per tenancy. Rent under £50,000 per year)

Five Week's rent

This covers damages or defaults on the part of the tenant during the tenancy.

Security Deposit (per tenancy. Rent of £50,000 or over per year)

Six Week's rent

This covers damages or defaults on the part of the tenant during the tenancy.

DURING YOUR TENANCY

Unpaid Rent

Interest at 3% above the Bank of England Base Rate from Rent Due Date until paid in order to pursue non-payment of rent. Please Note: This will not be levied until the rent is no more than 14 days in arrears.

Lost Key(s) or other Security Device(s)

Tenants are liable to the actual cost of replacing any lost key(s) or other security device(s). If the loss results in locks needing to be changed, the actual costs of a locksmith, new lock and replacement keys for the tenant, landlord and any other persons requiring keys will be charged to the tenant.

Variation of Contract (Tenant's Request)

£50 (Inc. VAT) per agreed variation

To cover the costs associated with taking landlord's instructions as well as the preparation and execution of new legal documents.

Change of Sharer (Tenant's Request)

£50 (inc. VAT) per replacement tenant.

To cover the costs associated with taking landlord's instructions, new tenant referencing and Right-to-Rent checks, deposit registration as well as the preparation and execution of new legal documents.

ENDING YOUR TENANCY

Early Termination Fee (Tenants Request)

Should the tenant wish to lease their contract early, they shall be liable to the landlord's costs in re-letting the property as well as all rent due under the tenancy until the start of the replacement tenancy. These costs will be no more than the maximum amount of rent outstanding on the tenancy.

Other permitted payments

Any other permitted payments, not included above, under the relevant legislation including contractual damages.

**IF YOU HAVE ANY QUESTIONS ON OUR FEES,
PLEASE ASK A MEMBER OF STAFF**