

FEES TO: TENANTS

BEFORE YOU MOVE IN

CHARGE

Holding Deposit

Equal to 1 WEEKS rent

In order to secure a property, you are required to pay a holding deposit which will secure the property for 14 days to enable us to process your application. Should you decide not to enter into a Tenancy Agreement the Holding Deposit will not be returned. Once you have entered into a Tenancy Agreement the Holding Deposit will go towards your Tenancy Deposit.

Deposit

Equal to ONE Months rent

Tenancy deposit to be held against a Tenancy Agreement for any loss or damage to the property. This will be protected in a Government-authorised Scheme and may be returned at the end of the tenancy. (This can vary between property however usually £200 for a room in a shared house or equivalent to one month's rent for all other property)

DURING YOUR TENANCY

Key Replacement

From £12 Inc VAT per key

Obtaining necessary permission sourcing providers and travel costs. In the event of specialist key or lock these can incur added costs and will be charged at a reasonable rate

Early Termination when Requested by the tenant

A charge not exceeding the financial loss experienced by the landlord

Should you wish to terminate you agreement before the end of the fixed term you will be held responsible for the subsequent charges the landlord faces to find a replacement tenant and will remain liable for the rent until a replacement tenant is found.

Emergency Call Out

£48 Inc VAT

Where actions of the tenant results in the agent or agent's representative having to attend the property to remedy a situation caused by the tenant being the tenants responsibility. In the event of a genuine emergency which is out of the tenants control will be charged to the landlord.

Tenancy Agreement

£42 Inc VAT

Contract negotiation amending or updating terms and arranging a further Tenancy Agreement.

Default Charge for Late Payment of Rent

Interest at 3% above Bank of England Base Rate

Where rent or invoices have not been paid 14 days' late daily interest will be added from when it was due. Covering administration cost on retrieving the debt such as letters and phone calls made.