

Tenant Permitted Fee's

The following information applies to tenancies entered into from 01/06/2019

As well as paying the rent, you may also be required to make the following permitted payments.

A Holding Deposit equivalent to 1 weeks' rent – to reserve a property.

N.B. This will be withheld if any relevant person (including any guarantor(s) withdraws from the tenancy, fails a Right-to-Rent check, provides misleading or false information, or fails to sign their tenancy agreement (and/or Deed of Guarantee) within 15 calendar days (or other mutually agreed date)

A Deposit equivalent to Five weeks' rent. To cover damages or defaults on the part of the tenant during the tenancy

Permitted Payments (payable to the Agent)

A the request of the tenant - Variation of contract £50 (inc. VAT) per agreed variation. To cover the costs with taking landlord's instructions as well as the preparation and execution of new legal documents

Change of tenant (Tenant's request): £50 (inc. VAT) per replacement tenant (or any reasonable costs incurred if higher). To cover the costs associated with taking landlord's instructions, tenant referencing (new tenant) and Right-to-Rent checks, deposit registration as well as the preparation and execution of new legal documents

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 more than 14 days in arrears.

Tenants are liable for replacement of 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. If extra costs are incurred there will be a charge of £15 per hour (inc. VAT) (or any reasonable costs incurred if higher) for the time taken replacing lost key(s) or other security device(s).

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

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