

TENANT FEES INFORMATION

(All charges include VAT)

Before you move in:		
Tenancy Agreement Fee (Tenant's Share)	£300 per property	Draw up the Tenancy Agreement and issue the relevant paper work.
Reference Fee	£96 per tenant	Processing the application and referencing. Obtaining references from current or previous employers/ landlords any other relevant information to assess affordability.
Security Deposit (6 weeks)	Equivalent to six weeks rental payment (occasionally some Landlords will request equivalent to eight weeks rent).	To cover the added risk of property damage. This will be protected in a Government- authorised scheme and may be returned at the end of the tenancy.
Pet Deposit	(if requested by the Landlord)- equivalent of 2 weeks rent.	To cover the added risk of property damage. This will be protected with your security deposit in a Government- authorised scheme and may be returned at the end of the tenancy.
End of tenancy reference	£30 per tenant	To cover cost to the end

During Tenancy:		
Amendment or New Tenant Fee	£300	Contract negotiation, amending terms and updating your tenancy agreement during your tenancy. Referencing new tenant.

Ending Your Tenancy:		
Renewal / Extension of Tenancy Agreement Fee (Per Tenant)	£45 per tenant	Review rent in accordance with the market and advise the Tenant. Contract negotiation, amending and updating terms and arranging a further Tenancy Agreement.
Check Out Fee The Landlord will pay for the Inventory	£120 one bedroom £150 two and three bedrooms £180 four bedrooms	Produce full Check Out report of the property condition including photograph evidence
Arranging Professional Cleaning	Depending on the property size and condition	The Cost will be directly passed to the Tenant from the Cleaning Company

Additional Fees and Charges:		
Late Rent Payment Reminder	£24 (per reminder)	
Unpaid Rent	Interest at 8% above Bank of England Base Rate from date due	
Replacing Lost Keys	£18 per key	

We are not currently members of Client Money Protection (CPM)



Independent redress provided by:
The Property Ombudsman



Tenancy deposit scheme:
My Deposits