

TENANT FEES from 1 June 2019

TENANT FEES (where the tenant is a company)	Inclusive of VAT
Security Deposit	Six weeks' rent. This covers damages or defaults on the part of the tenant during the tenancy.
Set Up Fee	£240
Guarantor Fee (covering credit referencing and preparing a Deed of Guarantee)	£48
Permitted Occupier Fee	£30
Check In	£80 - £195 depending on size of property. Charged at contractor's cost
Renewal Fee	£90 to be paid by Tenant £90 to be paid by Landlord
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 more than 14 days in arrears. We reserve the right to charge £15/hr for work carried out under exceptional circumstances.
Variation of Contract/Change of Sharer	£144
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 any other persons requiring keys will be charged to the tenant.
Early Termination (Tenant's request)	Should the tenant wish to leave 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 date of the replacement tenancy. These costs will be no more than the maximum amount of rent outstanding on the tenancy.
Damage to the property, fixtures and fittings, or for missing items	The tenant is liable for the cost to the landlord
Missed contractor appointment	The tenant is liable for the cost to the landlord.

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