

Tenants Fees

The Rent	Rent is payable to the landlord as per the terms set out in the Tenancy Agreement
Holding Deposit	One week's rent. This is to reserve a property. Please Note: This will be withheld if any relevant person (including any guarantor(s)) withdraws 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	Capped at no more than five weeks rent where the annual rent is less than £50,000, or six weeks rent where the total annual rent is £50,000 or above
Late / Unpaid Rent	Interest at 3% above the Bank of England Base rate if payment of rent is more than 14 days late.
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.
Change to Tenancy	£50 (inc. VAT) per replacement tenant or any reasonable costs incurred if higher. To cover the costs associated with changes to a tenancy agreement, new tenant referencing and Right-to-Rent checks and deposit registration.
Early Termination	If the tenant requests 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 on the outstanding terms of the tenancy. These costs will be no more than the maximum amount of rent outstanding on the tenancy.
Council Tax, Utilities and communication services	Tenants are responsible for paying bills in accordance with the tenancy agreement, which could include council tax, utility payments (gas, electricity, water) and communication services (broadband, tv, phone).