

TENANT FEE GUIDE

MOVE IN

Administration fee	£0	Per tenancy
Guarantor fee	£0	Per guarantor
Holding deposit	Vary	Refundable one week's rent. The deposit is not refundable in case if a tenant withdraws or doesn't take all reasonable steps to enter the tenancy; or fails a right to rent check; or provides misleading information, which materially affects their suitability to rent the property.
Security deposit	Vary	Up to 5 week's rent

DURING TENANCY

Renewal fee	£0	For 6 or 12 months
Variation of contract (Tenant's request)	£50	Per agreed variation to cover the costs associated with the preparation and execution of new legal documents.
Change of Sharer (Tenant's request)	£50	Per replacement tenant or any reasonable costs incurred if higher to cover the costs associated with new tenant referencing and Right-to-Rent checks, deposit registration as well as the preparation and execution of new legal documents.
Early termination (Tenant's request)	Vary	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.
Fees as part of the rent	Vary	If part or all the bills are included within the rent, Council tax utilities, e.g. gas, water, electricity, television license, broadband etc

OTHER FEES

Over two weeks late	Vary	3% plus the Bank of England base interest rate
Repairs, damages, lost keys etc	Vary	'Reasonable cost' and evidence should be provided for the cost of repairs and replacement, during or at the end of a tenancy agreement.