

# TENANT PERMITTED PAYMENTS

FROM 1<sup>ST</sup> JUNE 2019



## PERMITTED PAYMENTS BEFORE YOU MOVE IN:

### **The Rent**

This will vary depending on the property concerned and will be detailed separately on the property particulars, our website, and throughout our offices.

### **A Refundable Tenancy Deposit**

This will be 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.

### **A Refundable Holding Deposit (to reserve a property)**

This payment will reserve a property whilst reference checks and preparation for a tenancy agreement is undertaken. This will be capped at no more than one week's rent. A holding deposit can be held up to calendar 15 days, which is known as the deadline for agreement. In taking a holding deposit, the tenancy must be entered in to before the deadline.

### **Pet Premium**

Where a pet is permitted by the landlord, a pet premium will apply. Please note this will vary depending on the amount of rent on the property concerned.

## PERMITTED PAYMENTS DURING YOUR TENANCY:

### **Tenancy Changes**

This would be a payment to change the tenancy when requested by the tenant, capped at £50 inclusive of VAT.

### **Early Termination/Surrender of Tenancy**

This would be a payment associated with early termination of the tenancy, when requested by the tenant.

### **Payments in respect of utilities, communication services, TV licence and council tax**

For example (including but not limited to) Gas, oil, LPG, electricity, water, council tax.

### **Default Fees**

#### **Keys, Security & Locks**

We reserve the right to charge the tenant reasonable costs incurred for replacement keys/security devices if they have been lost by the tenant. If a locksmith is engaged, the tenant will be liable for the fee.

#### **Late Rental Payments**

A late rent payment cannot be charged unless the rent has been outstanding for 14 days or more. The Landlord/Agent can charge no more than 3% above the Bank of England's annual percentage rate for each day that the payment is outstanding.



If you have any questions regarding our fees, please ask a member of staff.