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TENANCY FEES AND CHARGES

For tenancies commencing from 1st June 2019.

1. Pre-Tenancy

A **holding deposit** equivalent to **one weeks rent** is required to reserve a property whilst referencing checks are carried out. If successful, this will be used to offset your move-in costs.

Where rent is not advertised as weekly, the holding deposit will be calculated as such: (Monthly rent) x 12 Months / 52 Weeks.

2. Move-in Costs

A **security deposit** of no more than **five weeks rent** is due at the start of the tenancy.

In all cases, the **first months' rent** is due at the start of the tenancy.

Please see below for details on additional fees/charges which may be applicable throughout your tenancy depending on your circumstances:

3. Alterations to Tenancy Agreement

£50 will be charged where an amendment to the tenancy agreement is required either at the tenants' request, or where actions of the tenant make a change necessary. These include, but are not limited to:

- Requests to keep pets (subject to consent from the landlord)
 - Addition or removal of permitted occupiers
- Requests to alter terms of the tenancy agreement

4. Defaults

Unpaid rent: Where rent has been outstanding for 14 days, interest of 3% above the Bank of England base rate will be charged until rent is paid in full.

Lost Keys: Tenants will be responsible for the replacement of lost keys, at the evidenced cost of replacement.

5. Breaches

Tenants will be responsible for repayment of all costs incurred by the landlord in respect of a breach of the tenancy agreement, along with the agents' time in dealing with exceptional work at a rate of **£15 per hour** (where evidence of time spent is provided).

****All of the above fees are non-refundable and inclusive of vat****

Jackson Green & Preston are a member of the RICS Client Money Protection Scheme.

