

# TENANTS

## FEES TO:

### BEFORE YOU MOVE IN:

#### **Set up fee (tenant's share) :- £480 (inc VAT) for up to two tenants**

Referencing up to two tenants (identity, immigration and visa confirmation, financial credit checks, obtaining references from current or previous employers/landlords and any other relevant information to assess affordability) as well as contract negotiation (amending and agreeing terms) and arrange the tenancy and agreement

#### **Additional Tenant Fee:- £120 (inc VAT) per tenant**

Processing the application, associated paperwork and referencing

#### **Guarantor Fee:- £120 (inc VAT) per guarantor (if required)**

Covering credit referencing and preparing a Deed of Guarantee as part of the Tenancy Agreement

#### **Permitted Occupier Fee:- £120 (inc VAT) per permitted occupier**

Explaining to any permitted occupier their rights and responsibilities towards the named tenant(s) and landlord as well as the provision of documentary guidance and assistance during the tenancy

#### **Renewal Fee (tenant's share):- £150 (inc VAT)**

Contract negotiation, amending terms and updating terms and arranging a further tenancy agreement

#### **Unpaid Rent:- £12 per day (inc VAT)**

Failure for the tenant to be present at inspection of property £30 (inc VAT)