

Tenant Fees Schedule

Seven Estates is a member of Client Money Protection Scheme and a redress scheme provided by The Property Ombudsman www.tpos.co.uk. Copies of the TPO Code of Practice plus our complaint handling procedure are available from our office.

Please note the fees listed below are the MAXIMUM fees that will be applied unless otherwise stated.

Fee

<p>Holding Fee 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).</p>	<p>1 Weeks Rent</p>
<p>Tenancy Deposit</p>	<p>1 Calendar Month</p>
<p>Early Termination of Tenancy Agreement Should the tenant wish to leave their tenancy early, and if the landlord agrees, they shall be liable to the landlord's costs in re-letting the property as well as all rent and other charges due under the tenancy until the start date of the replacement tenancy.</p>	<p>£350.00</p>
<p>Variation of the Tenancy Agreement (at tenant's request) This fee will cover the costs associated with taking landlord's instructions as well as the preparation and execution of new legal documents.</p>	<p>£50.00</p>
<p>Default Fee for Late Payment of Rent Interest will be charged at 3% above the Bank of England Base Rate from Rent Due date until paid in full. This will not be levied until the rent is more than 14 days in arrears with the interest calculated back from the first day of the arrears.</p>	
<p>Default Fee for Replacement of Lost Key or Security Device</p>	<p>Equivalent to Cost Incurred</p>
<p>Company Referencing Fee This fee will be charged if the property is occupied by a Company, or the property is not used as a main or primary home.</p>	<p>£295.00</p>