

FRASER WOOD
residential lettings

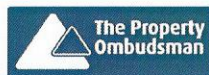
Chartered Surveyors

IS AN ARLA LICENSED MEMBER
WWW.ARLA.CO.UK

CLIENT MONEY PROTECTION
(CMP) PROVIDED BY: **ARLA**



INDEPENDENT REDRESS
PROVIDED BY: **TPOs**



FEES TO: TENANTS

www.fraser-wood.co.uk

BEFORE YOU MOVE IN:

Set up fee (tenant's share) £200.00 (inc VAT) for up to two applications
Referencing up to two applicants (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 arranging the tenancy and standard tenancy agreement and preparing a Deed of Guarantee as part of the standard tenancy agreement

Additional Applicant Fee £100.00 (inc VAT) per applicant
Processing the application, associated paperwork and referencing

Amending Tenancy start date Fee £20.00 (inc VAT)
To cover the cost of amending all related paperwork to the tenancy

Permitted Occupier Fee £50.00 (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

Accompanied Check-in Fee £50.00 (inc VAT)
Preparing an Inventory and Schedule of Condition of the property, explaining how appliances function and taking meter readings for utilities and services

Pet Deposit Returnable additional Security Deposit of £100.00
To cover the added risk of property damage. This will be protected with your security deposit in a Government-authorized scheme and may be returned at the end of the tenancy. This is a typical fee based on a standard pet, to be confirmed on receipt of the application, also to include additional clause of carpet cleaning by a suitably qualified contractor at the end of the tenancy

DURING YOUR TENANCY:

Amendment Fee £30.00 (inc VAT)
Contract negotiation, amending terms and updating your tenancy agreement during your tenancy

Unpaid Rent charge for every 7 days due Fee £5.00 (inc VAT)

ENDING YOUR TENANCY:

Future Landlord Reference Fee £30.00 (inc VAT) per reference request
Collating information and preparing a reference for a future landlord or letting agent

Failure to cancel standing order Fee £10.00 (inc VAT)
It is the tenants responsibility to cancel the standing order at the end of the tenancy, once the final rent payment has been made. If rent is paid, the charge will be applied and the balance will be sent back to the tenant

OTHER FEES AND CHARGES:

Failure to return inventory £20.00 (inc VAT)
Failure to comply with appointments Fee £50.00 (inc VAT)
Copy of additional paperwork Fee £5.00 (inc VAT) per document

IF YOU HAVE ANY QUESTIONS ON OUR FEES, PLEASE ASK A MEMBER OF STAFF

#LOOKFORTHELOGO
WWW.ARLA.CO.UK/FIND-AGENT

