

## FEES TO TENANTS

(NEW ASSURED SHORTHOLD TENANCIES  
SIGNED ON OR AFTER 1 JUNE 2019)

### BEFORE YOU MOVE IN

**Holding Deposit (per tenancy)** - A payment equal to one weeks rent is required to reserve a property that is being advertised by Gowland White.

Please note: This will be withheld if any relevant person (including any guarantor(s) withdraw 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).

**Deposit** - Equivalent to advertised monthly rent. This will be protected by a registered Deposit Scheme and will be returned in accordance with the terms of your tenancy agreement. This covers damages or defaults on the part of the tenant during the tenancy

### DURING YOUR TENANCY

**Variation of contract (tenant's request)** - £50 (inc. VAT) per agreed variation. To cover the costs associated with taking landlords instructions as well as the preparation and execution of new legal documents

**Change of sharer (tenant's request)** - £50 (inc. VAT) per replacement tenant or any reasonable costs incurred if higher. To cover the costs associated with taking landlords instructions, new tenant referencing and Right-to-Rent checks, deposit registration as well as the preparation and execution of new legal documents

**Early termination (tenant's request)** - Should the tenant wish to leave their contract early, they shall be liable to the landlords costs in re-letting the property as well as all rent due under the tenancy until the start date of the replacement tenancy. These costs will be no more than the maximum amount of rent outstanding on the tenancy

### OTHER FEES AND CHARGES

**Unpaid rent/returned payments** - Interest will be charged at 3% above the Bank of England Base Rate from Rent Due Date until paid in order to pursue non-payment of rent. Please Note: This will not be levied until the rent is more than 14 days in arrears.

**If you have any questions about our fees, please ask a member of our Lettings Team on 01642 248248 option 2. Alternatively you can e-mail us at [lettings@gowlandwhite.co.uk](mailto:lettings@gowlandwhite.co.uk).**

#### CLIENT MONEY PROTECTION:

<https://www.rics.org/uk/>



#### INDEPENDENT REDRESS SCHEME:

<https://www.theprs.co.uk/>

