

BROOK
INDEPENDENT
LETTING AGENTS

FEES TO: TENANTS

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INDEPENDENT REDRESS
PROVIDED BY: TPOs



CLIENT MONEY
PROTECTION PROVIDED
BY:

arla | **propertymark**

PROTECTED

BEFORE YOU MOVE IN:

Set up fee (Tenant's share)

£250 (inc VAT) for one Tenant

Referencing one Tenant (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), arranging the tenancy and agreement and attending the property to undertake an updated Schedule of Condition based on the original inventory and negotiating the repayment of the security deposit.

Additional Tenant Fee

£150 (inc VAT) per tenant

Processing the application, associated paperwork and referencing.

Pet Deposit (if requested)

Returnable additional Security Deposit of £500

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.

DURING YOUR TENANCY:

Renewal Fee (Tenant's share, Un-Managed properties only)

£60 (inc VAT)

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

OTHER FEES AND CHARGES:

Lost Security Items

£24 (inc VAT) plus item cost

Obtaining necessary permissions, sourcing providers and travel costs.

Out of Hours Services

£72 per hour (inc VAT) plus any actual costs incurred

Where actions of the Tenant results in the Agent (or nominated contractor) attending the property, time to remedy the situation is charged at the prevailing rate.

Unpaid Rent / Returned Payments

Interest at 8% above Bank of England Base Rate from date due

Professional Cleaning (if required)

Charged as per DG Cleaning Services fee structure. Ask for details.

Only charged where professional cleaning is necessary to return the property to the same condition as at the start of the tenancy.

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