

# TENANT FEE SCHEDULE

## The Tenant Fee Act 2019 sets out charges that can be made to tenants as follows:

<b>The rent</b>	Rent is payable to the Landlord as per the terms set out in the Tenancy Agreement.
<b>Refundable tenancy deposit</b>	Capped at no more than five weeks' rent where the annual rent is less than £50,000, or six weeks' rent where the total annual rent is £50,000 or above.
<b>A refundable holding deposit</b>	(to reserve a property) capped at no more than one week's rent.
<b>Late payment of rent</b>	3% per annum above Bank of England Base rate if payments are more than 14 days late.
<b>Lost keys or security device</b>	Reasonable costs incurred by the agent or Landlord to replace keys or locks as required.
<b>Changes to the tenancy</b>	£50.00 Inc Vat per agreed change (and only higher if reasonable costs exceed this) where the tenant requests a change to the tenancy agreement including change of sharer.
<b>Early termination</b>	If the tenant requests to leave the tenancy early, the Landlords reasonable re-let costs will be payable. These costs will never exceed the rent due on the outstanding term of the tenancy.
<b>Council tax, utilities and communication services</b>	Tenants are responsible for paying bills in accordance with the Tenancy Agreement, which could include council tax, utility payments (gas, electricity, water) and communication services (broadband, TV, phone).