

TENANT FEES SCHEDULE – Honor Properties LTD

New Assured Short Hold Tenancies (AST's)

Security Deposit (per tenancy rent under £50,000 per annum)

One Month's Rent. This covers damages or defaults on the part of the tenant during the tenancy. This payment will initially encompass the holding deposit until the reservation is complete.

Holding Deposit (per tenancy)

One Weeks Rent. This is to reserve a property. Please note; This will be taken within the security deposit. One weeks rent 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 (and other deadline for agreement as mutually agreed in writing).

Late Payment of Rent

Late rent fees will be charged at £40, this is applicable after 14 days of the rent due date.

Unpaid Rent

Interest at 3% above the Bank of England base rate from rent due date until paid date in order to pursue non payment. Please note; This will not be levied until the rent is more than 14 days in arrears.

Lost Key(s) or Other Security Devices

Tenants are liable to the actual cost of replacing any lost key(s). If the loss results in a lock needing to be changed, the actual cost of the locksmith, new lock and replacement keys for the tenant, landlord any other persons requiring keys will be a charge of £15 per hour for the time taken replacing lost key(s) or other security devices.

Variation of Contract

£50 per agreed variation to cover the costs associated with taking the landlords instructions as well as the preparation and execution of new legal documents.

Change of Sharer (tenants request)

£50 per replacement tenant or any reasonable costs if higher. To cover costs associated with taking the landlords instructions, new tenant referencing and Right-to-Rent checks, deposit registration as well as preparation and execution of new legal documents.

EARLY termination (Tenants Request)

- Should a tenant wish to leave their contract early, the landlord is entitled to charge a fee for the actual loss they incur as a result of the early termination by the tenant (this is usually the amount of rent that would have been paid if the tenancy had continued)
- The letting agent may charge a fee to cover reasonable costs they've incurred
- Whereby we agree to a tenant leaving early, they can ask the tenant to pay rent as required under their tenancy agreement until a suitable replacement tenant is found, where a suitable replacement tenant is found and the landlord has agreed to an early termination of the tenancy, the landlord can only charge the tenant rent until the new tenancy has started.