



FEES TO TENANTS

EXISTING ASSURED SHORTHOLD

TENANCIES

Independent Redress:



FEES TO TENANTS



www.frostproperty.co.uk

BEFORE YOU MOVE IN:

SETUP FEE (TENANT'S SHARE): £360 (inc VAT) for up to two tenants

Referencing up to two tenants (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 agreement

ADDITIONAL TENANT FEE: £50 (inv VAT) per tenant

Processing the application, associated paperwork and referencing

GUARANTOR FEE: £75 (inc VAT) per guarantor (if required)

Covering credit referencing and preparing a Deed of Guarantee as part of the tenancy agreement

PERMITTED OCCUPIER FEE (over the age of 18): £50 (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

PET DEPOSIT: returnable additional security deposit of 2 weeks rent

To cover the added risk of property damage. This will be protected with your security deposit in a Government-authorised scheme and may be returned at the end of the tenancy

DURING YOUR TENANCY:

AMENDMENT FEE: £120 (inc VAT)

Contract negotiation, amending terms and updating your tenancy agreement during your tenancy

RENEWAL FEE (tenant's share): £120 (inv VAT)

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

ENDING YOUR TENANCY:

CHECK OUT FEE: (tenant's share) £99 - £250 (inc VAT) dependant on the size of the property. Please see attached

Instructing a professional inventory clerk to undertake an updated Schedule of Condition based on the original inventory and negotiating the repayment of the security deposit(s)

FUTURE LANDLORD REFERENCE FEE: FREE

Collating information and preparing a reference for a future landlord or letting agent

UNPAID RENT / RETURNED PAYMENTS

Interest at 6% above Bank of England base rate from date due

WE ALSO DO NOT CHARGE FOR THE FOLLOWING:

- Tenancy deposit dispute resolution
- Arrangement of key cutting
- Progressing insurance claims
- Providing paperwork to solicitors
- Comprehensive annual income and expenditure reports suitable for tax returns

We do not handle any client money; this is dealt with by a third party provider who has full client money protection – details on request.

Any security deposits held would be registered with [MyDeposits](#) protection scheme.



Furnished Properties

Size	Inventory cost inc VAT
1 bed / studio	£132.00
2 bed	£158.40
3 bed	£198.00
4 bed	£224.40
5 bed	£250.80

Unfurnished Properties

Size	Inventory cost inc VAT
1 bed / studio	£99.00
2 bed	£112.20
3 bed	£151.80
4 bed	£178.20
5 bed	£204.60

Additional Charges

- A call out fee of £50 plus VAT is levied for missed or aborted jobs
- For properties that are larger and/or heavily furnished a separate price will be negotiated
- There is Sunday and Bank Holiday surcharge of £50 plus vat per job

For your Reference

- An inventory originally created by Chase Inventory Services is automatically updated each time a check in takes place by Chase. This is included in our check in fee.
- Electronic copies of the latest revisions are held by Chase
- Please note that for private landlords we will not release paperwork until payment is received