

Tenancy Information

Permitted Tenant Fees



Refundable Holding Deposit

Tenants are asked to pay the equivalent of one weeks rent. This is fully refundable against the first month's rent.

This is a refundable payment which demonstrates a tenant's commitment to rent the property whilst referencing takes place. If the tenancy does not reach fruition - the tenant deposit will be refunded to the tenant if the landlord decides not to rent the property, or an agreement is not reached in time and the tenant is not at fault. The tenant deposit will be retained if they provide false or misleading information, they fail the right to rent check, withdraw from the proposed agreement or fail to take all reasonable steps to enter the agreement.

Refundable Tenant Deposit

Tenants are asked to pay the equivalent of 5 weeks rent in case of damage or unpaid rent or bills at the end of the tenancy. The funds will be protected with the Deposit Protection Scheme within 30 days of the tenancy commencing. DPS Agent ID 1726981 www.depositprotection.com

The Rent

The rent amount will be confirmed on agreeing to let the property. The tenant will usually pay the rent monthly in advance, but other specified intervals may be agreed when required.

Additional Permitted Fees

Default Fees -Tenants will be charged under the term of the tenancy agreement if they fail to perform any obligation or discharge a liability under or in connection with their tenancy. The amount payable will not exceed reasonable costs incurred by the landlord or agent.

Changes to the Tenancy – If the tenants request a change to the tenancy agreement, for example a change of sharer, the tenant will be charged £50.

Early Termination – If the tenant requests to leave before the end of their tenancy and early termination fee will be charged to cover – but will not exceed- the financial loss suffered by the landlord.

Council Tax, Utility and Communications Services – Tenants are responsible for paying bills in accordance with the tenancy agreement, which could include council tax, utility payments (gas, electric, water) and communication services (broadband, TV, telephone).

Mullie Ltd is a member of the Property Ombudsman. Membership Number D03922