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**CLIENT MONEY PROTECTION
(CMP) PROVIDED BY: ARLA**



**INDEPENDENT REDRESS
PROVIDED BY: TPOs**



FEES TO: TENANTS

yeovil.martinco.com

BEFORE YOU MOVE IN:

Set up fee (tenant's share) £_175_ (inc VAT) for up to two tenants plus £100 (inc VAT) per person for referencing
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 and agreement

Additional Tenant Fee £_100_ (inc VAT) per tenant
Processing the application, associated paperwork and referencing

Guarantor Fee £_100_ (inc VAT) per guarantor (if required)
Covering credit referencing and preparing a Deed of Guarantee as part of the Tenancy Agreement

Pet Deposit Returnable additional Security Deposit of £_50% of the monthly 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 £_75_ (inc VAT)
Contract negotiation, amending terms and updating your tenancy agreement during your tenancy

Renewal Fee (tenant's share) £_75_ (inc VAT)
Contract negotiation, amending and updating terms and arranging a further tenancy and agreement

ENDING YOUR TENANCY:

Check out Fee (tenant's share) £_75_ (inc VAT)
Attending the property to undertake an updated Schedule of Condition based on the original inventory and negotiating the repayment of the security deposit(s)

Early release fee £420
Includes the £240 re-letting fee charged to the Landlord.

OTHER FEES AND CHARGES:

Lost Security Items £_5_ (inc VAT) plus item cost
Obtaining necessary permissions, sourcing providers and travel costs

Replacement documents £10 (inc VAT)

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



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