

TENANT FEES SCHEDULE

RAYNERS
LETTING

EXISTING ASSURED SHORTHOLD TENANCIES (ASTS) AND ALL ASSURED TENANCIES

12 Croydon Road, Caterham, Surrey CR3 6QB
T 01883 672744 E enquiries@raynersletting.com
www.raynersproperties.com

<https://www.raynersproperties.com/>

BEFORE YOU MOVE IN

Set-up admin fee: £150 (inc. VAT) per tenancy. This includes contract negotiation (amending and agreeing terms) and arranging the signing of the tenancy agreement.

Additional Tenant Referencing Fees: £100 (inc. VAT) per tenant. This includes (ID checks, Right-to-Rent check, financial credit checks, obtaining references from current or previous employers / landlords and any other relevant information to assess affordability)

Guarantor Fees: £100 (inc. VAT) per guarantor. Covering credit referencing and preparing a Deed of Guarantee (or as part of the Tenancy Agreement).

Check-in Fees: (inc. VAT) per tenancy. Dependant on the number of bedrooms and/or size of the property and any outbuildings. Please see cost list below. We confirm the Inventory and Schedule of Condition, explain the operation of appliances, highlight the location of utility meters, stop-cocks etc. and test that all smoke alarms and carbon monoxide detectors are present and in working order. This is subject to an approved Inventory as above.

DURING YOUR TENANCY

There is no fee to Renewal the tenancy, Variation of Contract or Change of Sharer Fee.

ENDING YOUR TENANCY

Early Termination: All rent due under the tenancy until the start date of the replacement tenancy. Should the tenant wish to leave their contract early, they shall be liable to the landlord's costs in re-letting the property. These costs will be no more than the maximum amount of rent outstanding on the tenancy.

Future Landlord Reference Fee: £25 (inc. VAT) per request. Collating information and preparing a reference for a future landlord or letting agent.

OTHER FEES AND CHARGES

Lost Key(s) or other Security Device(s): The item cost to replace only.

UNFURNISHED

	CHECK-IN
Studio Flat	£60
1 bed + 1 recep	£70
2 bed + 1 recep	£80
2 bed + 2 recep	£90
3 bed + 1 recep	£95
3 bed + 2 recep	£110
4 bed + 2 recep	£120
4 bed + 3 recep	£140
5 bed	£170

FURNISHED

	CHECK-IN
Studio Flat	£70
1 bed + 1 recep	£80
2 bed + 1 recep	£90
2 bed + 2 recep	£100
3 bed + 1 recep	£115
3 bed + 2 recep	£130
4 bed + 2 recep	£145
4 bed + 3 recep	£165
5 bed	£190

Please ask a member of staff if you have any questions about our fees.

CLIENT MONEY PROTECTION:

www.propertymark.co.uk

propertymark

INDEPENDENT REDRESS:

www.tpos.co.uk

