JW Homes
Estate & Letting Agents

IS AN ARLA LICENSED MEMBER
WWW.ARLA.CO.UK

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

INDEPENDENT REDRESS PROVIDED BY: **TPOs**

FEES TO: TENANTS

WWW.JWHOMES.CO.UK

BEFORE YOU MOVE IN:

Set up fee £200.00 (inc VAT) Lead Applicant £260.00 (inc VAT) for two tenants (tenant's share)

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 £60.00 (inc VAT) per tenant
Processing the application, associated paperwork and referencing

Guarantor Fee £60.00 (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 £100.00 Per Pet
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 £60.00 (inc VAT)
Contract negotiation, amending terms and updating your tenancy agreement during your tenancy

Renewal Fee (tenant's share) £60.00 (inc VAT)
Contract negotiation, amending and updating terms and arranging a further tenancy and agreement

Additional Documentation Fee £30.00 (inc VAT)
Re-printing Documents once provided (Tenancy Agreement, Inventory etc)

Returned Cheque Fee £12.00 (inc VAT)
(To cover bank charges & administration cost incurred)

Missed Inspection Fee £30.00 (inc VAT) per inspection
To cover time spent & travel cost

ENDING YOUR TENANCY:

Future Landlord Reference Fee £12.00 (inc VAT) per reference request
Collating information and preparing a reference for a future landlord or letting agent

Returned Payments £12.00 (inc VAT)
(Non cancellation of Standing Order / Direct Debit etc)

OTHER FEES AND CHARGES:

Lost Keys / Security Items £12.00 (inc VAT) per key / per item
Obtaining necessary permissions, sourcing providers and travel costs

Services Hours £30.00 per hour (inc VAT) plus any actual costs incurred
Where actions of the tenant results in the agent (or nominated contractor) attending the property, time to remedy the situation is charged at the hourly rate

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

Tel: 01495 223757 Fax: 01495 225515 Email: lettings@jwhomes.co.uk

184-186 High Street, Blackwood, NP12 1AH