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Tenants Charges - V1.06-19

TENANT CHARGES THAT MAY BE PAYABLE BY TENANTS TO INVICTA LETTING AGENTS (ILA)

Pre-tenancy costs

There are no charges, but you will be required to pay a holding deposit of one weeks rent, which will not be refunded in the following circumstances:

*You give false or misleading information which would reasonably have affected our or the landlords decision in agreeing to the letting of the property.

or

*You decide to withdraw from the tenancy before signing the tenancy agreement.

During Tenancy Charges

These charges form a part of your tenancy agreement and are an addendum to the special conditions. If these fees are not paid immediately, then they may be deducted from your deposit at the end of the tenancy, or by separate legal proceedings to recover these charges.

CHARGES FOR RENT ARREARS

You will incur an interest payment 3% above bank of England for rent later than 14 days.

CHARGES FOR REPLACEMENT KEYS

You will be charged for replacing any lost keys.

AMENDMENT OF TENANCY

A charge of £50 will be payable by the tenant should the tenant request any amendment to the terms of the tenancy agreement. This charge will cover the time & cost of negotiating the terms with the landlord and creating the documents with the amendments, obtaining signatures & providing copies of such amendments.

TERMINATING CONTRACT EARLY

The tenant(s) have no legal right to end the tenancy agreement early, unless there is the provision of a break-clause in the tenancy agreement. However, in the absence of a break clause and by mutual agreement, the landlord may agree with the tenant(s) to end the contract early and will negotiate an early settlement with the tenant(s) upto the value of the lost rent.

End Of Tenancy Charges

There are no charges made after the tenancy has ended.