

BERRYS' TENANT FEES AND OTHER CHARGES

APPLICATION FEES

Should you wish to proceed with a property you have viewed, you will be required to satisfy our reference checks carried out by an independent referencing agency on our behalf (Rentshield)

We are obliged to inform you that our credit checks will leave a footprint on your credit history.

All prospective applicants over the age of 18 are required to be referenced.

The fees detailed below are inclusive of VAT at the prevailing rate.

Application fees are non refundable.

- Single application: £225.00
- Joint application: £275.00
- Guarantor application: £100.00
- Company application: £300.00

EXTENSION FEE

Extending your tenancy after the end of the initial term is not guaranteed but if an extension is granted (at the request of the tenant) the tenant will be charged £60 (including VAT at the prevailing rate).

PETS

If you have pets please make a specific enquiry before submitting your application form and administration fee. Pets are not permitted at every property. If the property you are thinking of renting allows pets, please note that the deposit may be equal to two month's rent.

INITIAL FUNDS AND DAMAGE DEPOSIT

The first month's rent and damage deposit must be paid in cleared funds prior to the agreed tenancy start date. Keys cannot be handed over until payment is made.

The damage deposit is usually equivalent of one months' rent plus an additional £100, e.g. rent £700pcm - Deposit £800. However, the deposit for certain properties may be different and will be stated on the lettings particulars.

Damage deposits are not held by your Landlord or Berrys and are not to be treated as Rent; in accordance with legal requirements deposits are held by The Deposit Protection Scheme.

FUTURE RENT PAYMENTS

Upon signing the tenancy agreement you will be required to sign a standing order mandate for future rent payments. Rent must always be paid by the tenant and not from any third party.

For further details, please call 01536 412464 or email enquiries@berrys.uk.com