

## Tenant Fees Schedule

(for new tenancies agreed on or after 01-01-2020)

- **Tenancy alterations after tenancy has been created £50.00 (Inc. VAT)**  
To cover the costs associated with taking landlords instructions as well as the preparation and execution of new legal documents. This includes rent date amendments, change of sharers/tenants and request for renewal of contract.
- **Landlord references: £25.00 Per reference (Inc. VAT)**  
To cover costs associated with administration tasks relating to creating and providing the relevant persons/company with the reference.
- **Holding Fee: 1 Weeks Rent**  
Payable upon application and allows Wainwrights to withdraw the property from the market and begin the tenant's referencing process. This is retained should the referencing and or credit check fail or you withdraw your interest, however assuming references/credit checks are passed, this is put towards the tenants first months rent.
- **Security Deposit: 5 Weeks Rent**  
Payable 1-week before move-in date alongside the remainder of the first months rent. This is lodged with the D.P.S (Deposit Protection Service) for the duration of the tenancy.
- **Lost Keys: £15.00 Per key (Inc. VAT)**  
To cover costs associated with obtaining new copies of any keys.
- **Out-of-Hours Call out: £50.00**  
To cover costs associated with attending the property out of office hours.