

LRPM SCHEDULE OF CHARGES FOR TENANTS

The list below explains the potential charges we may make as an agent during your tenancy

TYPE	WHEN CHARGED	FEE
Administration fee first applicant	When you apply for a property	£185
Referencing fee (each additional adult)	Prior to move in	£60
Guarantor	Prior to move in	£60
Change move date fee	If your tenancy agreement and standing order mandate have already been produced for your original move in date and a change of date is agreed at your request, a new tenancy agreement and standing order and mandate will be produced	£25
Tenancy/ periodic renewal fee	At the end of your initial term of which you wish to review	£60
Re-advertising fee	If you wish to move out of the property early, if this has been agreed with your landlord (terms and conditions apply)	£175
Additional/ change of tenant fee	When the additional/new tenant applies for the property. A new tenancy agreement will be created	£185
Late rent payment fee	If we do not receive the rent on the agreed date as per your tenancy agreement	£30
Payment returned by bank fee	If your rent is returned, refused or represented by your bank for any reason	£20
Standing order non-cancellation fee	If you do not cancel your standing order at the end of your tenancy and the overpaid rent is returned to you	£20
Missed contractor's visit	If you are not available at an agreed time by yourself and the contractor. This charge is paid to the contractor	£20
Missed LRPM visit	If you are not available when an LRPM representative attends your property within a time slot previously agreed with you	£20
Out of hours inspection charge	Inspections are carried out during office hours, Monday - Friday. This fee is charged if you require the inspection to be carried out on a Saturday and staffing permits this. Please note that no inspections are carried out on Sundays	£35
Breach of tenancy fee	If we have to contact you in regards to any breach of your tenancy agreement (acting reasonably)	£20

Once signed, your tenancy agreement is a legally binding agreement between all parties and as such it cannot be cancelled without full agreement from all parties. However, if you do wish to vacate the property before the end of the tenancy and your landlord is agreeable, you may choose to pay the Re-advertising fee and instruct LRPM to remarket the property. Once suitable replacement tenants are found and when they sign the new tenancy agreement you will be released from your tenancy including rent and utilities/services. Until suitable new tenants are found you will continue to be liable for the full amount of rent.

Please note that prices are subject to change