

RESIDENTIAL LETTINGS CHARGES PAYABLE BY A TENANT: Non-Housing Act Tenancies signed on or after 01.06.19

COSTS BEFORE YOU MOVE IN

1.	Reservation Fee - Tenancy and Paperwork Preparation Fee	£120 per tenancy To be paid on acceptance of offer and, upon receipt, JLL will not, during the reasonable period of arranging the tenancy, seek to negotiate the letting of the property with any other party. Covers contract negotiation (amending and agreeing terms) and arranging the tenancy and associated paperwork.
2.	Tenant Referencing Fee	£48 per person To be paid on acceptance of offer for identity, immigration and visa confirmation (if applicable), financial credit checks, obtaining references from current or previous employers / landlords and any other relevant information to assess affordability.
3.	Guarantor Fee	£50 per guarantor (if applicable) Covering referencing and preparing a deed of guarantee as part of the tenancy agreement
4.	Deposit	Typically equivalent to six weeks' rent per tenancy

COSTS DURING YOUR TENANCY

5.	Amendment Fee	£90 per amendment (if applicable) Contract re-negotiation, amending terms and issuing updated tenancy paperwork.
6.	Adding further tenants to tenancy agreement	£168 per tenant
7.	Stamp Duty	Only applicable on tenancies of over £125,000 cumulative rent
8.	Renewal Fee	£90 per renewal (if applicable) Contract re-negotiation, amending terms and issuing updated tenancy paperwork.

ENDING YOUR TENANCY

9.	Early Termination	£240 per tenancy Arranging the termination and issuing a deed of surrender.
10.	Landlord re-letting administration Fee	£180 per tenancy
11.	Future Landlord Reference Fee	£24 per person Collating information and preparing a reference for a future landlord or letting agent.
12.	End of Tenancy Clean	Determined by the size and condition of the property, for example ranging from £50 to £300 and £40 for oven cleaning Only charged where professional cleaning is necessary to return the property to the same condition as at the start of the tenancy.

All the above charges are inclusive of VAT.

CLIENT MONEY PROTECTION SCHEME: JLL is regulated by RICS and a member of the RICS Client Money Protection Scheme.

REDRESS SCHEME: JLL's redress scheme is operated by The Property Ombudsman Limited – further details available at www.tpos.co.uk.