

As well as paying the rent, you may also be required to make the following permitted payments.

Permitted Payments

Before the tenancy starts (payable to Seddons Lettings 'the Agent')

Holding Deposit: 1 week's rent

Deposit: 5 weeks' rent

During the tenancy (payable to the Agent/Landlord)

- Payment of up to **£50** (£41.67 + VAT) if you want to change the tenancy agreement
- Payment of interest for the late payment of rent at a rate of 3% over the Bank of England Base Rate
- Payment of costs incurred for replacement of loss of keys/security devices
- Payment of any unpaid rent or other reasonable costs associated with your early termination of the tenancy

During the tenancy (payable to the provider) if permitted and applicable

- Utilities - gas, electricity, water
- Communications - telephone and broadband
- Installation of cable/satellite
- Subscription to cable/satellite supplier
- Television licence
- Council Tax

Other permitted payments

Any other permitted payments, not included above, under the relevant legislation including contractual damages.

Tenant protection

Seddons Lettings is a member of Client Money Protect, which is a client money protection scheme, and also a member of The Property Ombudsman, which is a redress scheme.

You can find out more details on our website or by contacting us directly.

Reference Charges

Referencing charges do not apply to tenants of assured shorthold tenancies, student accommodation, or licences but may apply for other types of tenancy ie company lets and contractual tenancies.

Referencing charges where applicable are inclusive of VAT.

For one applicant £186 (£155 + VAT)

For two applicants £270 (£225 + VAT)

Guarantor if required £90 (£75 + VAT)

Company application £360 (£300 + VAT)

Tenancy renewal £60 (£50 + VAT)

Managed check out - studio, 1 or 2 bed £36 (30 + VAT)

Managed check out - 3 or 4 bed £60 (£50 + VAT)

Managed check out - 5 + bed £90 (£75 + VAT)
