

# NON-HOUSING ACT FEES SCHEDULE



## NEW NON-HOUSING ACT TENANCIES

SIGNED AFTER 1st JUNE 2019

[www.votta.co.uk](http://www.votta.co.uk)

<b>Set up charge (per tenancy)</b>	<b>£300 + VAT (inc VAT £360)</b> To cover the cost of the administration, referencing and drafting/executing the agreement.
<b>Security Deposit (per tenancy. Rent under £50,000 per year)</b>	<b>Five weeks' rent.</b> This covers damages or defaults on the part of the tenant during the tenancy.
<b>Security Deposit (per tenancy. Rent of £50,000 or over per year)</b>	<b>Six weeks' rent.</b> This covers damages or defaults on the part of the tenant during the tenancy.
<b>Unpaid Rent</b>	<b>Interest at 3%</b> above the Bank of England Base Rate from Rent Due Date until paid in order to pursue non-payment of rent. Please Note: This will not be levied until the rent is more than 14 days in arrears.
<b>Lost Key(s) or other Security Device(s)</b>	<b>Tenants are liable</b> to the actual cost of replacing any lost key(s) or other security device(s). If the loss results in locks needing to be changed, the actual costs of a locksmith, new lock and replacement keys for the tenant, landlord any other persons requiring keys will be charged to the tenant.
<b>Variation of Contract (Tenant's Request)</b>	<b>£50 + VAT (inc VAT £60.00) per agreed variation.</b> To cover the costs associated with taking landlord's instructions as well as the preparation and execution of new legal documents.
<b>Change of Sharer (Tenant's Request)</b>	<b>£50 + VAT (inc VAT £60.00) per agreed variation per replacement tenant or any reasonable costs incurred if higher.</b> To cover the costs associated with taking landlord's instructions, new tenant referencing and Right-to-Rent checks, deposit registration as well as the preparation and execution of new legal documents.
<b>Check in fee</b>	<b>£90 + VAT (inc VAT £108)</b> To cover the cost of arranging to meet at the property with the inventory and schedule of condition and a walk through.
<b>Early Termination (Tenant's Request)</b>	<b>Should the tenant wish to leave their contract early, they shall be liable to the landlord's costs in re-letting the property as well as all rent due under the tenancy until the start date of the replacement tenancy. These costs will be no more than the maximum amount of rent outstanding on the tenancy.</b>

Please ask a member of staff if you have any questions about our fees.

### CLIENT MONEY PROTECTION:

[www.propertymark.co.uk](http://www.propertymark.co.uk)

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### INDEPENDENT REDRESS:

[www.theprs.co.uk](http://www.theprs.co.uk)

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