



Potential Tenant Fees

Our tenant fee structure is simple. In the vast majority of cases, tenants will pay ZERO FEES!

The only potential fees are listed below. For ease, these prices are inclusive of VAT at 20%.

- Change of tenant during a tenancy £50.00 (inc VAT) per tenant, unless reasonable costs are higher.
- Interest will be charged on late payment of rent at 3% above base rate once the rent is over 14 days late.
- Replacing a key for an internal door that is lost during the tenancy or not returned at the end of the tenancy will incur a charge equal to the actual new key replacement cost plus the actual labour time involved at £34.80 (inc VAT) per hour.
- If an external door key is lost, stolen or not returned, the tenant(s) will usually incur the full materials and labour cost at £34.80 (inc VAT) per hour of replacing the lock(s) and of cutting new keys for all tenants, the landlord and Sinclair Properties. Unfortunately this is necessary for the ongoing security of the property for the existing and future tenants.
- Any repairs/maintenance work necessary as a result of tenant/guest damage/neglect will be charged at £34.80 (inc VAT) per hour plus parts.

However, in the vast majority of cases, tenants will pay absolutely **NO FEES** at all.