

Our tenant fees comply with the Tenant Fees Act 2019, and are detailed as follows

Category	Details
Rent	The rent will usually be payable per calendar month, at the amount agreed prior to the signing of the agreement, and will be payable in advance on the same date of each month, agreed prior to the signing of the agreement. Where the due date is not appropriate (such as it being due on 31 st and only 30 days in the month), it will fall due the following day.
Holding Deposit	A holding deposit equivalent to 1 week's rent is payable to reserve the property while referencing is undertaken, subject to the statutory conditions of the Tenant Fees Act 2019.
Tenancy Security Deposit	A refundable tenancy deposit equivalent to a maximum of 5 weeks rent (or 6 weeks' rent if the annual rent exceeds £50,000) to be protected in a government-approved scheme within 30 days of receipt.
Contract Variations (Tenant Requested)	If the tenant requests a variation, assignment, or novation of the tenancy agreement, a fee of £50 (or our reasonable costs incurred if higher) will be charged.
Early Termination (Tenant Requested)	If the tenant requests an early termination of the tenancy, they shall be liable for the landlord's reasonable losses and costs resulting from the early end of the agreement.
Default Fees (Late Rent or Lost Keys)	Interest on late rent payments outstanding for 14 days or more, charged at 3% above the Bank of England base rate. Reasonable costs for the replacement of a lost key or security device.

Start Lettings Limited is below the VAT threshold, and therefore is not VAT registered, so as such VAT is not chargeable on our services