



APBPROPERTY

TENANTS FEES AND GUIDE

At APB Property we understand that renting your first house can be daunting and at times, confusing. As a team we aim to offer quality customer service and as a result we try and make things as clear as possible. At APB we pride ourselves on the fact that we won't ask you to make any additional payments such as 'admin fees' or 'viewing fees'. However, tenants may be charged for breaching the terms of their contract. So, to avoid any confusion we have provided a table detailing the charge structure, below. If you have any questions, please, visit our Frequently Asked Questions section on the website or if you can't find what you're looking for, phone one of our team on 0161 437 0516 and they will be happy to help you with your query.

Description	Detail	Charge
Security deposit	The tenant will get their deposit back in full at the end of their stay if everything is as it was found.	£350 per tenant
Contract changes	This charges includes any revision of the signed tenancy agreement after it has been signed by tenants.	£100 per tenant
Change of payment plan on contract	Any revision of the payment plan, for example: switching from termly to monthly payments after the contract has been signed.	£100 per tenant
Late rent	Rental dates are outlined in the contract. Tenants are charged for every day that the rent is late.	£5 per day
Out of hours calls	Frivolous text messages and calls out of hours (after 5.30pm weekdays and over the weekend) will be charged.	£20 per message
Cleaning charge	If the landlord sees the house is becoming of a state that would likely attract pests/vermin they have the right to order a professional clean. This would follow two warning emails being sent out.	£80 per tenant
Lost keys	The charge will cover the time taken for the agent to get new keys cut and delivered to the tenant.	£25 per key
Email warnings	Emails that are sent as a result of a broken contract clause eg: noise complaints, smoking in the house or anti-social behaviour. The charge is not limited to the above list.	£25 per email per tenant