



Tenants Fees

All Our fees are fully inclusive of VAT at 20%
Independent London charge a tenants fee of £180

Guarantors are charged at an additional £60
There is no charge for a students Guarantor

During a Tenancy

If a tenant stays on for a further term after the initial term has expired there is a £90 charge per property for associated paperwork.

Tenant changes. This is where a tenant in a shared property asks to leave during a fixed term tenancy while other co-tenants stay on. The existing Tenants will have to find their own replacement by mutual consent. The new incoming tenant will have a tenants fee of £180 the same as the other co-tenants.

Independent London are required by law to protect all our Tenants Deposits. For this purpose we use a custodial Scheme called the DPS. A tenant name change will mean the damage deposit has to be

withdrawn from the DPS Custodial Scheme, the portion of the deposit belonging to the outgoing Tenant will be returned less any agreed deductions and the incoming tenant will top up the sum to be resubmitted to the DPS. The charge for the Deposit Protection Service paperwork is £150. The cost is per property and is usually borne by the outgoing tenant or can be shared between the co-tenants.

Independent London would advise all tenants in this situation to seek damages they deem necessary from the outgoing tenant at this point, there will be no check out at this stage organized by Independent London or the Landlord.

Moving Out

At Independent London the Landlord Pays for the Check in Report and the Tenants pays for the check out report at the end of the tenancy.

The cost for this is per property and not per person and is as follows:

- £78 for Studio apartments and one bedrooms

- £102 for two bedroom properties.
- £120 for three bedroom properties
- £132 for four bedroom properties
- £150 for five bedroom properties