



JUST LETS THRAPSTON

Applying for a Property

When you have decided which property you like you are ready to apply for a tenancy. You will be required to complete a brief document for the referencing company and to pay the Referencing Fee. Once the fees have been paid and the brief document has been filled in and passed to us, please check your email as the full referencing form will be emailed to you by the landlord hub.

Our Referencing Fees:

Referencing Fee Single Applicant: £90.00 (including VAT)

Administration & Preparation of Agreement Fee: £185.00 (including VAT)

Additional fees which may apply to some tenants:

Guarantor (per applicant) £90.00 (including VAT)

What is the Referencing Fee For?

We use a professional external referencing company called Landlord hub. They deal with all aspects of the referencing process and collate information required to help us check you able to afford the rent and to confirm that you have been a diligent tenant at any previous addresses. The fees also includes general in house administration costs to draw up the Tenancy Agreement and provide you with a copy of the property inventory.

When do I pay my Referencing Fee?

We require you to pay the Referencing Fee at the time you submit your application. To reserve a property we ask for our completed forms and the payment of your referencing fee. Once this has been done we will hold the property for 4 weeks meaning you can move in anytime within these 4 weeks. Sometimes our referencing company will ask for a guarantor, if there are any uncertainties that arise from your application. The guarantor fee is then required before the application can go any further

Unfortunately our referencing fees are non-refundable. We pride ourselves on being upfront and honest and expect the same in return, please talk to us if you have any concerns as to reasons why you might not pass the referencing

JUST LETS, THRAPSTON

Renewal of Agreement:

£75.00 (including VAT)

Early Termination of Agreement: is subject to the landlord's approval decision and a fee of £150.00 (including VAT) is applied

We are a member of the Property Redress Scheme



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