

Statement of Fees

In compliance with the Consumer Rights Act 2015, Living in London's fees are as follows:

Tenant Fees

All fees are inclusive of VAT

- Holding Deposit: 2x the weekly rent offered
- Administration and Referencing: £160 per person
- Guarantor: £60
- Late Payment of Rent: £30 for bounced cheque & £10 per day over
- Tenant Replacement: £160 per person + £200 tenancy agreement fee

Landlord Fees

All fees are inclusive of VAT

- Standard Monthly Commission - Fully Managed: 18%
- Standard Monthly Commission - Rent Collection: 15.6%
- Standard Tenant Find Charges - Let Only: 12%
- Renewal fee for all Tenant Agreements: £118.80
- Duplicate LL statements: £3 each (minimum £30)
- To use LL supplied tenancy agreement: £120
- Further £120 if material amendments required
- Major management works supervision fee: 24%
- Additional premises visits: £120 (1 annual visit included in Mgt fee)
- Serve s.21 Notice: £120
- Caretaking visits to Mgt properties during voids: £120
- Waiting time at non-managed premises (i.e. meeting contractors): £60/hour
- Dealing with tax requirements of non-approved, non-resident landlords: £300/quarter
- Deposit dispute negotiation for non-managed premises: £96/hour
- Costs of time wasted if accepted letting offer rejected: £96/hour
- Gas check: £120
- EPC: £120
- Deposit registration: £180

3rd Party Charges

All fees are inclusive of VAT

- Check-In & Inventory: £120-180 depending on size/bedrooms

Living in London is not a member of a Client Money Protection Scheme
Living in London is a member of the Property Ombudsman Redress Scheme



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