

my
deposits

DEPOSIT PROTECTION

FAQ

Can any tenant enquire about their deposit return or does it have to be a lead tenant?

The deposits team will only communicate with the lead tenant.

Who do I contact if I want to query my deposit?

Send the deposits team a message on: <https://tomlinsonstates.co.uk/tenants/deposits/>

How do I know what exactly needs to be cleaned?

A cleaning checklist is available for all of our tenants.

POSSIBLE CHARGES

With your tenancy slowly coming to an end there is a lot to consider.

As you know, your deposit is protected by **my deposits**

Every effort should be made to leave the house as you found it. Once you vacate the property, our team will conduct a **move out inspection**.

If there is a possibility of a deduction being made to your deposit, the deposit team will inform you of this within 10 working days of the contract end date.

It costs on average **£400** to clean a **7 bedroom** house.

See below an estimate of most common charges:

Bedroom clean	£15
Bathroom clean	£25
Fridge freezer cleaning	£10
Oven and grill cleaning	£40
Kitchen	£50
Lightbulbs	£4 per lightbulb
Carpet burns/stains	£50 minimum, depending on size
Damage to walls – stains, marks, holes	£70 minimum, depending on damages
Replacing keys	£5 per key
Changing locks	£80
Rubbish removal (includes personal items left behind)	£65 minimum, depending on the volume

These can be avoided if you plan your move out and organise a thorough clean of the property. Tenants often underestimate how much things can cost which results in frustrations when deposits get deducted.