

PLEASE USE BLOCK CAPITALS

Address	
Contract Length	Break Clause
Move in date	Rental Value (PCM)
Special conditions of tenancy	
Furniture requirements (please specify)	
Parking requirements and price (if site has parking)	

Applicant 1 Information

Title	Forename(s)	Surname
Current Address and postcode		
Email address	Contact number	
Immigration status <input type="checkbox"/> UK Citizen <input type="checkbox"/> EU Citizen <input type="checkbox"/> VISA (if applicable)	Employment <input type="checkbox"/> Full time employment <input type="checkbox"/> Fixed Term <input type="checkbox"/> Self employed <input type="checkbox"/> Part time employment	Company Job Title Annual salary

Applicant 2 Information

Title	Forename(s)	Surname
Current Address and postcode		
Email address	Contact number	
Immigration status <input type="checkbox"/> UK Citizen <input type="checkbox"/> EU Citizen <input type="checkbox"/> VISA	Employment <input type="checkbox"/> Full time employment <input type="checkbox"/> Fixed Term <input type="checkbox"/> Self employed <input type="checkbox"/> Part time employment	Company Job Title Annual salary

Applicant 3 Information

Title

Forename(s)

Surname

Current Address and postcode

Email address

Contact number

Immigration status

- UK Citizen
- EU Citizen
- VISA

Employment

- Full time employment
- Fixed Term
- Self employed
- Part time employment

Company

Job Title

Annual salary

Applicant 4 Information

Title

Forename(s)

Surname

Current Address and postcode

Email address

Contact number

Immigration status

- UK Citizen
- EU Citizen
- VISA

Employment

- Full time employment
- Fixed Term
- Self employed
- Part time employment

Company

Job Title

Annual salary

Any Adverse credit history in the household?

- Yes
- No

Any pets in the household?

- Yes
- No

Any bad tenancy/rental history in the household?

- Yes
- No

If so, what species/breed?

Is anyone in the household self employed?

- Yes
- No

Terms and conditions

1. I/We hereby confirm that our reservation fee for the sum of **£340** must be paid by credit/debit card to FOLIO LONDON in respect of the property detailed above. The reservation fee will be deducted from your final balance to pay upon signing of your tenancy agreement. Reasons your holding fee might not be refunded:

If you provide false or misleading information.

If you fail a right to rent check.

If you withdraw from a property.

if you fail to take all reasonable steps to enter into a tenancy agreement and we as a landlord take all reasonable steps to do so.

2. I/We understand that the reservation fee will hold the property at the agreed price.

3. I/We understand that we are required to be earning a certain amount as guaranteed income from employment (criteria on next page). I/We understand that we will need to provide valid proof of immigration status, have no adverse credit history (bankruptcy, county court judgements, voluntary agreements) and no bad rental history (rent arrears, anti-social behaviour, eviction) as this will lead to a failed reference and me/us not being able to move into the property.

Signed

Tenant 1	Tenant 2
Date	Date
Tenant 3	Tenant 4
Date	Date

Please confirm that you have read and understood the information below and accept the following:

Term of tenancy

Confirmed on page 1

Holding fee

Once your offer is accepted you will be required to pay a holding of **£340**. This sum will be deducted from your final balance due before you move in. Please see Page 2, Section 1 about reasons why we may retain your holding fee.

Referencing Criteria

Folio London use third party referencing agency Goodlord to carry out the below checks

To meet the reference criteria for our properties you need to meet the following criteria:

Earn a minimum household income of 30 x the monthly rent (e.g. £1,500pm will require £45,000 of annual income combined between all tenants):

If employed, this should be verified via your employer.

If self-employed this should be verified by providing most recent Tax Return or via Open Banking.

Pass residential check which would be verified via your landlord/agents if renting.

Demonstrate you have the Right to Rent by providing either a valid UK/EU passport or Visa.

Pass a credit check (No CCJ's or Bankruptcies).

Pay a deposit of 5 WEEKS RENT.

Pay pro-rata rent should your tenancy start between 1-15th of the month or pay pro-rata rent and 1 month's rent upfront should your tenancy start 16-31st of the month.

If you are new to the UK, a student or employed on probation basis, you will need to have a guarantor who is UK based homeowner with income of 30x the monthly rent to act as guarantor for your rent. Alternatively you will be asked to pay 8/ 12 months rent upfront.

Signed

By signing this reservation form, you are agreeing to receive marketing communications in accordance with our privacy policy.

Tenant 1	Tenant 2
Date	Date
Tenant 3	Tenant 4
Date	Date