Instruction to exchange

Landlord name:	Mr Asim Erturk
Property:	Flat 704, Judde House, Duke of Wellington Avenue, London, SE18 6DG
Tenant(s):	Mrs Maryna Bandarenka, Mr Eugene Sergueev
Term:	Two Years commencing 26th June 2023
Contents:	Property to be let furnished
Break clause:	Either party shall have the right to terminate this Agreement by giving the other party not less than two months' advance written Notice. In the case of the Tenant such Notice will only be effective if sent by recorded delivery to Tenancy Terminations, Foxtons Ltd, Building One, Chiswick Park, 566 Chiswick High Road, London W4 5BE or alternatively via email to endmytenancy@foxtons.co.uk. This Notice may not expire before the end of the first twelve months of the Tenancy.
Rent:	£2,350.00 per month to be paid monthly
Smoke:	The Tenant agrees that neither he/she nor any of his/her guests will smoke inside the Property during the Tenancy. Any damage caused from smoking in breach of this clause shall be made good at the end of the Tenancy at the expense of the Tenant.
Pets:	Not to keep any animals, birds, insects or reptiles in the Property without the prior written consent of the Landlord or the Landlord's Agent save that the Landlord will allow the Tenant to keep one Jack Russell Terrier Dog at the Property provided that the Tenant is responsible for making good any damage caused by the animal and is responsible for any additional cleaning or repairs which may be required at the end of the Term due to the occupation of the Property by the animal and provided further that such consent to keep the dog may be revoked at any time at the Landlord's sole discretion upon reasonable grounds.
Car Parking:	It is hereby agreed that no car parking space(s) shall be provided by the Landlord for the duration of the Tenancy and any renewal period thereafter agreed.
Bills payable by tenant(s):	Telecommunications; gas; water (including sewerage and other environmental services); electricity; any other fuel charges; council tax; TV licence;

In order to confirm your instruction to us, please initial against all the sections below, then sign and return at your earliest convenience.

I agree for the tenant(s) to take occupation of the property on 26th June 2023 based on the information I have received.	Initials: AE AE
I have read and understood the terms laid out in Foxtons Lettings Terms and Conditions and understand that I will be bound by all the terms of that document.	Initials: AE AE
I wish to proceed with the letting based upon the terms stated above and am instructing Foxtons to effect exchange of contracts when a signed agreement is received from the tenant(s). I understand that I will be bound by all the terms of the Tenancy Agreement.	Initials: AE AE

I hereby give my authority for Foxtons to proceed with the letting of Flat 704, Judde House, Duke of Wellington Avenue, London, SE18 6DG as laid out above.

Where you are a joint-owner of the property you hereby warrant that you have ensured you are authorised to sign on behalf of all joint-owners.

There may be a dual fee liability if you have previously instructed another agent to sell your property on a sole agency, joint sole agency, or a sole selling rights basis; or if you instruct another agent during or after the period of Foxtons sole agency or joint sole agency.

The Property Ombudsman

Foxtons Limited Registered Office, Building One, Chiswick Park, 566 Chiswick High Road, London W4 5BE. Registration No.1680058 (England) VAT No. 905324155 Web: Foxtons.co.uk

Signed: Asim Erturk

Asim Erturk (Jun 19, 2023 10:07 GMT+1)

asim@londonist.co.uk

Date: Jun 19, 2023

Foxtons Limited **Registered Office** Building One, Chiswick Park, 566 Chiswick High Road, London W4 5BE
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The Property Ombudsman LETTINGS

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