<<Tenant's name >>
<<Tenant's address>>
<<Address>>
<<Postcode>>

<<Date>>

Dear <<Tenant Name>>

Lease dated <<date>>
Property: <<Property address>>
Proposed assignment - consent
Subject to formal licence

I am writing in response to your a... ...assign the Lease. Your application was received on <<date>>.

I am/the landlord is willing in prin... ...o the proposed assignment. This consent is conditional on the followi... ...with:

1. A formal Licence to Assign must...

2. The tenant must pay the reaso... ...ord's professional advisers incur in connection with the application for a... ...e assignment.

[3. The assignee must provide a... ...unt>>, representing <<number>> months rent **[**plus an amount in re... ...osit will be held until the assignee ceases to be the tenant **[**or, if ... ...ee's accounts record a net profit exceeding three times the annual re... ...e, plus any VAT payable on the rent, in each of three consecutive accounti...

[4. The tenant must enter into an au... ...ement.**]**

[5. <<Name(s) of guarantor(s)>> ... ...formance by the assignee of the covenants in the lease. The gu... ...as principal and not merely as guarantor.**]**

[6. All outstanding material breach... ...remedied and arrears of rent paid before any assignment takes place...

Suggested Heads of Terms and a ... ...e enclosed**] OR [**will follow shortly**]**.

Yours sincerely,

[For and on behalf of the] Landlord