

Fair Usage Policy – Utilities

Utilities (electricity, water, gas and wastewater) are included within the accommodation rate, subject to fair and reasonable use.

Usage is assessed based on average consumption over the full tenancy period, rather than daily or weekly fluctuations.

Monthly Fair Usage Allowances (Per Property)

- 1-Bed: €150
- 2-Bed: €200
- 3-Bed: €300
- 4-Bed: €400

An additional €100 per bedroom thereafter.

These allowances reflect typical shared occupancy and normal residential use.

Excess Usage

Where average monthly usage exceeds the above thresholds:

- Excess will be recharged at cost
- A 10% tolerance may be applied before charges are enforced

Good Practice

Tenants are expected to use utilities responsibly, including:

- Turning off heating, air conditioning, and lights when not in use
- Avoiding unnecessary water and energy waste
- Reporting maintenance issues promptly

Notes

- Short-term spikes are acceptable if balanced over time
- Allowances may be adjusted based on occupancy, seasonality, or property type

