



Jenny and Paul Over
 20 Courthope Drive
 Bexhill On Sea
 East Sussex
 TN39 4JW

Date: 14 May 2026
 Tenant Ref: REDEHSE101AA

Statement of Account

Re: Unit 1-01, Rede House

Date	From	To	Description	Due	Paid	Balance
1 Sep 2019	1 Sep 2019	30 Sep 2019	Monthly Service Charge in advance	122.06		122.06
1 Oct 2019	1 Oct 2019	31 Oct 2019	Monthly Service Charge in advance	122.06		244.12
1 Nov 2019	1 Nov 2019	30 Nov 2019	Monthly Service Charge in advance	122.06		366.18
1 Dec 2019	1 Dec 2019	31 Dec 2019	Monthly Service Charge in advance	122.06		488.24
4 Dec 2019	1 Sep 2019	31 Aug 2020	Service Charge in Advance	247.05		735.29
11 Dec 2019	n/a	n/a	Receipt by BACS		247.05	488.24
1 Jan 2020	1 Jan 2020	31 Jan 2020	Monthly Service Charge in advance	122.06		610.30
1 Feb 2020	1 Feb 2020	29 Feb 2020	Monthly Service Charge in advance	122.06		732.36
26 Feb 2020	1 Sep 2019	31 Aug 2020	Balancing Charge 2016-17	134.09		866.45
1 Mar 2020	1 Mar 2020	31 Mar 2020	Monthly Service Charge in advance	122.06		988.51
3 Mar 2020	n/a	n/a	Receipt by BACS		366.18	622.33
12 Mar 2020	n/a	n/a	Receipt by BACS		366.18	256.15
1 Apr 2020	1 Apr 2020	30 Apr 2020	Monthly Service Charge in advance	122.06		378.21
1 May 2020	1 May 2020	31 May 2020	Monthly Service Charge in advance	122.06		500.27
1 Jun 2020	1 Jun 2020	30 Jun 2020	Monthly Service Charge in advance	122.06		622.33
12 Jun 2020	n/a	n/a	Xenia Lettings Q3 Payments		500.27	122.06
1 Jul 2020	1 Jul 2020	31 Jul 2020	Monthly Service Charge in advance	122.06		244.12
29 Jul 2020	n/a	n/a	Balancing Credit 2017-18	-44.54		199.58
1 Aug 2020	1 Aug 2020	31 Aug 2020	Monthly Service Charge in advance	122.06		321.64
1 Sep 2020	1 Sep 2020	30 Nov 2020	Monthly Service Charge in advance	378.72		700.36
10 Sep 2020	n/a	n/a	Q4 Xenia Lettings Payment		321.64	378.72
1 Dec 2020	1 Dec 2020	28 Feb 2021	Monthly Service Charge in advance	378.72		757.44
1 Mar 2021	1 Mar 2021	31 May 2021	Monthly Service Charge in advance	378.72		1,136.16
8 Mar 2021	n/a	n/a	Q2 Xenia Lettings Receipt		522.32	613.84
1 Jun 2021	1 Jun 2021	31 Aug 2021	Monthly Service Charge in advance	378.72		992.56
1 Jun 2021	n/a	n/a	Xenia Lettings Q3 Receipts		613.84	378.72
29 Jul 2021	n/a	n/a	Balancing Credit 2018-19	-72.24		306.48
1 Sep 2021	1 Sep 2021	30 Nov 2021	Quarterly Service Charge in Advance	395.46		701.94
6 Sep 2021	n/a	n/a	Xenia Lettings Q4 Receipts		306.48	395.46
30 Nov 2021	n/a	n/a	Xenia Lettings Q1 Receipts		395.46	0.00
1 Dec 2021	1 Dec 2021	28 Feb 2022	Quarterly Service Charge in Advance	395.46		395.46
1 Mar 2022	1 Mar 2022	31 May 2022	Quarterly Service Charge in Advance	395.46		790.92
2 Mar 2022	n/a	n/a	Xenia Lettings Q2 Receipts		593.19	197.73
31 May 2022	n/a	n/a	Xenia Lettings Q3 Receipts		593.19	-395.46
1 Jun 2022	1 Jun 2022	31 Aug 2022	Quarterly Service Charge in Advance	395.46		0.00
7 Jul 2022	n/a	n/a	2019/20 Balancing Charge	34.63		34.63
7 Jul 2022	n/a	n/a	2020/21 Balancing Charge	-61.75		-27.12
1 Sep 2022	1 Sep 2022	30 Sep 2022	Monthly Service Charge in advance	186.49		159.37
5 Sep 2022	n/a	n/a	Receipt by Bacs		159.37	0.00
1 Oct 2022	1 Oct 2022	30 Nov 2022	Monthly Service Charge in advance	372.98		372.98
1 Dec 2022	1 Dec 2022	28 Feb 2023	Monthly Service Charge in advance	559.47		932.45
6 Dec 2022	n/a	n/a	Xenia Lettings Receipts		718.84	213.61
1 Mar 2023	1 Mar 2023	31 May 2023	Monthly Service Charge in advance	559.47		773.08
3 Mar 2023	n/a	n/a	Xenia Lettings Receipts Q2		745.96	27.12
1 Jun 2023	1 Jun 2023	31 Aug 2023	Monthly Service Charge in advance	559.47		586.59
13 Jun 2023	n/a	n/a	Xenia Lettings Reciepts		745.96	-159.37
1 Sep 2023	1 Sep 2023	30 Nov 2023	Monthly Service Charge in advance	573.21		413.84
28 Nov 2023	n/a	n/a	RECEIPT BY BACS		764.27	-350.43
1 Dec 2023	1 Dec 2023	29 Feb 2024	Monthly Service Charge in advance	573.21		222.78
24 Jan 2024	n/a	n/a	RECEIPT BY BACS		764.27	-541.49
1 Mar 2024	1 Mar 2024	31 Mar 2024	Monthly Service Charge in advance	191.07		-350.42
1 Apr 2024	1 Apr 2024	30 Apr 2024	Monthly Service Charge in advance	191.07		-159.35
22 Apr 2024	n/a	n/a	Xenia Lettings Receipts		764.27	-923.62
1 May 2024	1 May 2024	31 May 2024	Monthly Service Charge in advance	191.07		-732.55
1 Jun 2024	1 Jun 2024	30 Jun 2024	Monthly Service Charge in advance	191.07		-541.48

Continued...

For and on behalf of:
 F.D.I Freeholds Ltd
 300 St Mary's Road
 Garston
 Liverpool
 L19 0NQ

Xenia Estates Services Ltd
 Marsland House
 Marsland Road
 Sale
 M33 3AQ

Jenny and Paul Over
 20 Courthope Drive
 Bexhill On Sea
 East Sussex
 TN39 4JW

Date: 14 May 2026
 Tenant Ref: REDEHSE101AA

Statement of Account

Re: Unit 1-01, Rede House

Date	From	To	Description	Due	Paid	Balance
1 Jul 2024	1 Jul 2024	31 Jul 2024	Monthly Service Charge in advance	191.07		-350.41
1 Aug 2024	1 Aug 2024	31 Aug 2024	Monthly Service Charge in advance	191.07		-159.34
1 Sep 2024	1 Sep 2024	30 Sep 2024	Monthly Service Charge in advance	166.48		7.14
13 Sep 2024	n/a	n/a	XENIA LETTINGS RECEIPT Q1		1,997.71	-1,990.57
1 Oct 2024	1 Oct 2024	31 Oct 2024	Monthly Service Charge in advance	166.48		-1,824.09
1 Nov 2024	1 Nov 2024	30 Nov 2024	Monthly Service Charge in advance	166.48		-1,657.61
1 Dec 2024	1 Dec 2024	31 Dec 2024	Monthly Service Charge in advance	166.48		-1,491.13
1 Jan 2025	1 Jan 2025	31 Jan 2025	Monthly Service Charge in advance	166.48		-1,324.65
1 Feb 2025	1 Feb 2025	28 Feb 2025	Monthly Service Charge in advance	166.48		-1,158.17
1 Mar 2025	1 Mar 2025	31 Mar 2025	Monthly Service Charge in advance	166.48		-991.69
1 Apr 2025	1 Apr 2025	30 Apr 2025	Monthly Service Charge in advance	166.48		-825.21
1 May 2025	1 May 2025	31 May 2025	Monthly Service Charge in advance	166.48		-658.73
1 Jun 2025	1 Jun 2025	30 Jun 2025	Monthly Service Charge in advance	166.48		-492.25
1 Jul 2025	1 Jul 2025	31 Jul 2025	Monthly Service Charge in advance	166.48		-325.77
1 Aug 2025	1 Aug 2025	31 Aug 2025	Monthly Service Charge in advance	166.48		-159.29
1 Sep 2025	1 Sep 2025	30 Sep 2025	Monthly Service Charge in advance	182.73		23.44
1 Oct 2025	1 Oct 2025	31 Oct 2025	Monthly Service Charge in advance	182.73		206.17
6 Oct 2025	n/a	n/a	Receipt by Lettings		99.77	106.40
1 Nov 2025	1 Nov 2025	30 Nov 2025	Monthly Service Charge in advance	182.73		289.13
7 Nov 2025	n/a	n/a	Receipt by Lettings		338.77	-49.64
1 Dec 2025	1 Dec 2025	31 Dec 2025	Monthly Service Charge in advance	182.73		133.09
5 Dec 2025	n/a	n/a	Receipt by Lettings		380.50	-247.41
16 Dec 2025	n/a	n/a	Receipt by BACS		219.27	-466.68
1 Jan 2026	1 Jan 2026	31 Jan 2026	Monthly Service Charge in advance	182.73		-283.95
20 Jan 2026	n/a	n/a	Receipt by Lettings		219.27	-503.22
1 Feb 2026	1 Feb 2026	28 Feb 2026	Monthly Service Charge in advance	182.73		-320.49
18 Feb 2026	1 Sep 2022	31 Aug 2023	End of year balancing charge 2022-23	7.59		-312.90
18 Feb 2026	n/a	n/a	Xenia Lettings Receipt		137.50	-450.40
19 Feb 2026	1 Sep 2023	31 Aug 2024	End of year balancing charge 2023-24	228.76		-221.64
19 Feb 2026	n/a	n/a	Xenia Lettings Receipt		537.39	-759.03
1 Mar 2026	1 Mar 2026	31 Mar 2026	Monthly Service Charge in advance	182.73		-576.30
5 Mar 2026	n/a	n/a	Receipt from Lettings		219.27	-795.57
1 Apr 2026	1 Apr 2026	30 Apr 2026	Monthly Service Charge in advance	182.73		-612.84
17 Apr 2026	n/a	n/a	Receipt by Lettings		219.27	-832.11
1 May 2026	1 May 2026	31 May 2026	Monthly Service Charge in advance	182.73		-649.38
8 May 2026	n/a	n/a	S20 Fire Doors & Compartmentation Works	729.48		80.10
12 May 2026	n/a	n/a	Receipt by BACS		729.48	-649.38
14 May 2026	1 Sep 2021	31 Aug 2022	Balancing Charge 2022 Year End	52.26		-597.12
Total:				13,989.82	14,586.94	
Balance:						-£597.12

You can make a payment directly into the following account: Xenia Estates Services , Sort Code: 201071, Account No: 13176282. Payments must be accompanied by your reference, REDEHSE101AA .