

Services

Fee (net)

Fee (inc vat)

Letting, Rent Collection and Management

- Includes Letting and Rent Collection Service.
- Designated Property Manager acting as point of contact between landlord and tenant.
- Periodic Inspections and Photographic reports.
- Arrange routine repairs and instruct approved contractors.
- Obtain quotes and estimates from approved contractors.
- Updates on compliance and legislation.
- Provide advice if tenancy is breached and prescribe relevant notices.
- Negotiate deposit deductions and disputes if any.
- Key holding service.
- Negotiate rent reviews and negotiate renewals.

12.5% of gross monthly rental income

15% of gross monthly rental income

Letting and Rent Collection

- Includes Letting Only Service.
- Collecting rent and remit the rent received.
- Monthly Rental statements.
- Annual tax return forms provided upon request.
- Pursue non-payment of rent and provide advice on rent arrears action.

9% of gross monthly rental income

10.8% of gross monthly rental income

Letting Only

- Initial rental valuation.
- Advertise on branch network and property portals including Rightmove and Zoopla.
- Erecting board outside property with owner's consent.
- Staff accompanied viewings.
- Negotiate terms between parties and arrange tenancy.
- Collect first months' rent and five weeks' deposit.
- Deduct commission and any pre-tenancy invoices and issue statement.

7% of gross rental income

8.4% of gross rental income



ESTATE AGENT

Additional Services	Fee	Fee Inc VAT
Tenancy Administration Pack		
<i>(Inc tenancy agreement, deposit registration, references and right-to-rent checks)</i>	£300.00	£360.00
Tenancy Agreement Fee	£180.00	£216.00
Deposit Registration	£60.00	£72.00
Tenant Referencing	£40.00 (per tenant)	£48.00 (per tenant)
Guarantor Referencing	£40.00 (per tenant)	£48.00 (per guarantor)
Right to Rent Checks	£25.00 (per tenant)	£30.00 (per tenant)
Check In / Check Out Report		
1 Bed	£120.00	£144.00
2 Bed	£150.00	£180.00
3 Bed	£180.00	£216.00
4 Bed+	£200.00	£240.00
Rent and Legal Warranty	£240.00	£288.00
Energy Performance Certificate	£90.00	£108.00
Gas Safety Certificate	£90.00	£108.00
Electrical Report (EICR)		
1 Bed	£180.00	£216.00
2 Bed	£200.00	£240.00
3 Bed	£220.00	£264.00
4 Bed+	£250.00	£300.00
Property Inspections <i>(Applies to let only and rent collection)</i>	£80.00	£96.00
Service of Statutory Notice <i>(Applies to let only and ret collection)</i>	£150.00	£180.00
Legionella Risk Assessment	£75.00	£90.00
Tenancy Renewal Fee <i>(Applies to let only)</i>	1 Weeks Rent	1.2 Weeks Rent
1st Tenancy Renewal Fee <i>(Applies to rent collection)</i>	6% Gross Monthly Rental Income	7.2% Gross Monthly Rental Income
2nd and Subsequent Renewals <i>(Applies to rent collection)</i>	4% Gross Monthly Rental Income	4.8% Gross Monthly Rental Income