



RESIDENTIAL LETTING AGENTS

SERVICES WE OFFER
FOR OUR **'FULLY MANAGED'** PACKAGE

- ❖ Valuable Local Knowledge & Independent Personal Service
- ❖ Market Appraisal
- ❖ Accompanied Viewings
- ❖ Deposit and rent in advance
- ❖ Premium Property Listings on Leading Portals
- ❖ Receiving and Promptly Remitting your Rent
- ❖ Full comprehensive Reference
- ❖ Deposit Protected in Accordance with current legislation
- ❖ Organising of EPC and Necessary Certificates
- ❖ Contacting Utility Suppliers
- ❖ Renewal and Rental Increase Negotiation
- ❖ Arranging Maintenance and Repairs
- ❖ Visits and Reports
- ❖ Option of Full Check Out and Inventory
- ❖ Option of Rent guarantee insurance
- ❖ End of tenancy inspection

Fully Managed Service 11% Commission pcm + VAT



RESIDENTIAL LETTING AGENTS

SERVICES WE OFFER

FOR OUR **'TENANT FIND' & 'LET AND COLLECT'** PACKAGE

- ❖ Valuable Local Knowledge & Independent Personal Service
- ❖ Market Appraisal
- ❖ Property Marketing
- ❖ Accompanied Viewings
- ❖ Deposit and rent in advance
- ❖ Premium Property Listings on Leading Portals
- ❖ Initial safety Certificates arranged (Variable cost)
- ❖ Tenancy agreement prepared
- ❖ Receiving and Promptly Remitting your Rent (LET & COLLECT ONLY)

Tenant Find Service

Fee equivalent to 60% of the 1st months' rent + VAT

Let and Collect 5% commission + VAT

Additional Tenancy Charges IF APPLICABLE (Price + VAT)

Duplicate Tenancy agreement	$\pounds 90.00 + \pounds 18.00 = \textbf{\pounds 108.00}$
Issuing of additional tenancy terms upon L/L request	$\pounds 30.00 + \pounds 6.00 = \textbf{\pounds 36.00}$
Copies of Inventory & Schedule of Condition	$\pounds 60.00 + \pounds 12.00 = \textbf{\pounds 72.00}$
Renewal of Tenancy Agreement	$\pounds 90.00 + \pounds 18.00 = \textbf{\pounds 108.00}$
Issue of Notices/tenancy documents	$\pounds 60.00 + \pounds 12.00 = \textbf{\pounds 72.00}$
Duplicating & testing of keys	$\pounds 15.00 + \pounds 3.00 = \textbf{\pounds 18.00}$ + Cost of duplication (If requested/required)
Redirection of mail	$\pounds 10.00 + \pounds 2.00 = \textbf{\pounds 12.00}$
Full Reference and securing fee of primary tenant (if requested)	$\pounds 90.00 + \pounds 18.00 = \textbf{\pounds 108.00}$
Reference per applicant thereafter or Guarantor	$\pounds 90.00 + \pounds 18.00 = \textbf{\pounds 108.00}$

Deposit Charges (Price + VAT)

Protection of deposit (Insurance or Custodial)	$\pounds 60.00 + \pounds 12.00 = \textbf{\pounds 72.00}$
Deposit dispute administration fee	$\pounds 120.00 + \pounds 24.00 = \textbf{\pounds 144.00}$

Inventory Fee (Price + VAT) If requested

PROPERTY	UNFURNISHED	FURNISHED
Studio	$\pounds 65.00 + \pounds 13.00 = \textbf{\pounds 78.00}$	$\pounds 85.00 + \pounds 17.00 = \textbf{\pounds 102.00}$
1 Bedroom	$\pounds 85.00 + \pounds 17.00 = \textbf{\pounds 102.00}$	$\pounds 105.00 + \pounds 21.00 = \textbf{\pounds 126.00}$
2 Bedrooms	$\pounds 120.00 + \pounds 24.00 = \textbf{\pounds 144.00}$	$\pounds 165.00 + \pounds 33.00 = \textbf{\pounds 198.00}$
3 Bedrooms	$\pounds 130.00 + \pounds 26.00 = \textbf{\pounds 156.00}$	$\pounds 185.00 + \pounds 37.00 = \textbf{\pounds 220.00}$
4 Bedrooms	$\pounds 140.00 + \pounds 28.00 = \textbf{\pounds 168.00}$	$\pounds 205.00 + \pounds 41.00 = \textbf{\pounds 246.00}$
5 Bedrooms	$\pounds 160.00 + \pounds 32.00 = \textbf{\pounds 192.00}$	$\pounds 235.00 + \pounds 47.00 = \textbf{\pounds 282.00}$

Termination Fees (Inc VAT)

Equivalent to 1 months' rent	Minimum Fee £350.00
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Compliance Certificates – VAT dependant on Contractor

EPC	Independent contractors Fee
Gas Inspection	Independent contractors Fee
Electrical Test & Inspect	Independent contractors Fee

End of Tenancy Charges for TENANT FIND ONLY (Price + VAT)

Check out appointment with emailed report	£90.00 + £18.00 = £108.00
Check out appointment with emailed report & photos	£120.00 + £24.00 = £144.00

Inspections - Mid-term inspections for TENANT FIND ONLY properties (Price + VAT)

PROPERTY	UNFURNISHED	FURNISHED
Studio	£30.00 + £6.00 = £36.00	£40.00 + £8.00 = £48.00
1 Bedroom	£35.00 + £7.00 = £42.00	£50.00 + £10.00 = £60.00
2 Bedrooms	£40.00 + £8.00 = £48.00	£60.00 + £12.00 = £72.00
3 Bedrooms	£45.00 + £9.00 = £54.00	£70.00 + £14.00 = £84.00
4 Bedrooms	£50.00 + £10.00 = £60.00	£80.00 + £16.00 = £96.00
5 Bedrooms	£60.00 + £12.00 = £72.00	£90.00 + £18.00 = £108.00