

## Landlord Fees



Both our Tenant Find service and Management service are subject to a Contract and Deposit registration fee of **£180.00 including VAT**. Should the tenancy on expiry be renewed for another fixed term the fee is **£90.00 including VAT**.

### **Tenant Find Service** – 7% + VAT of gross rental income over the contract period.

The Tenant Find service covers the following:

- Advertising your property to potential tenants & access to our database of professional tenants
- Sourcing suitable and reliable tenants for the property
- Accompanying potential tenants to view the property
- Obtaining references and conducting credit checks on potential tenants
- Providing you with information on the latest safety regulations
- Preparing the tenancy agreement
- Preparing the inventory and conducting a state of repair assessment on the property
- Checking in the tenant and agreeing the inventory

### **Full Management Service** – 12.5% + VAT of gross rental income over the contract period (Taken Monthly)

Full management covers all of the above and a range of other services such as:

- Organising and managing the collection of the tenant's deposit
- Collecting the rent from the tenant
- Transferring the rental income to your account and providing you with statements of account
- Managing and arranging any necessary repairs
- Inspecting the property periodically and feeding back any comments to you
- Providing tenants with notice at the end of the tenancy
- Re-letting the property as quickly as possible and minimising any 'down-time'
- Dealing with legal aspects of the tenancy and property, including evictions, non-payment, harassment or problems with squatters