

Landlord Fees

Description		Cost inv VAT (£)
Service Type		
Fully managed Service	pcm	10.2%
Let Only Service	1 st Months Rent	£Rentpcm*0.5*1.2
Tenant Find Service	up to 3 Bed	300
	4 Bed & Above	420
Introduction Only Service	up to 3 Bed	420
	4 Bed & Above	540
Tenancy Fees:		
Set Up		120
Inventory:		
Each Inventory Price Includes the following standard	Studio	75
Rooms: 1x Reception Room, 1x Kitchen, 1x Bathroom,	1 Bed	90
1x Garage, 1x Garden, 1x Stairway/Hallway & all WC's	2 Bed	100
Each and every extra room such as 2 nd Reception Rooms,	3 Bed	110
En-Suites, Offices, Laundry Rooms, Conservatories,	4 Bed	120
Lofts, etc. will incur an extra £12 cost	5 Bed	140
Prices are the same for furnished and unfurnished	6 Bed	165
properties	7 Bed	175
	8 Bed	190
	9 Bed	200
Renewal/Extension		60
Withdrawal from an agreed let (Minimum £100 inc VAT)		£Holding Deposit *.5
Early Termination (Whichever is greater)	3x mgt fees	240
Rent Guarantee Insurance		TBC
Additional Property Inspections		48
Certification Fees		
Landlord Gas Safety Certificate		84
LGSC: Additional appliances		12
Energy Performance Certificate		78
Legionella Assessment:	up to 2 Bed	84
	3 Bed & above	100
Electrical Safety Assessment: Contractor Cost plus		18
Maintenance		
Keys cut	plus cost of key	6
Security items	plus cost of item	12
Install Smoke/CO Detectors (1 st item)		60
Subsequent items		12
Replace battery in smoke/CO Detectors		18
Shopping fee		12%
Project Management of major works	in excess of £300	12%
Instructing contractors in void periods		6%
Deposit Fees		
Registering Deposit		Free
Transferring Deposit to LL or Agent		30
Single Claim Submission		9
Processing Dispute Claim (FM)		Free
Processing Dispute Claim (LO)		180
Legal Fees		
Court Attendance LO & FM	pp per day	180
Service of Legal documentation if not FM		90
Miscellaneous Fees		
Annual Statement of Rental Income & Expenditure		Free
Processing Insurance claims on behalf of Landlord	of Claim Total	9%
Sale of property through our introduction	of Sale Price	1.00%

For a full description of each fee, please ask a member of staff or consult our website.