

Landlord Services

Let Only – 7% of annual rent (8.4% Inc. VAT) - Subject to a £700 (£840 Inc VAT) minimum fee

- Full professional marketing, including high-quality photography & **floorplans**.
- Online advertising, including Rightmove, Zoopla & OnTheMarket.
- Social media campaign.
- Accompanied viewings included.
- Full tenant referencing (including Equifax credit checks).
- Right to Rent checks.
- Assured Shorthold Tenancy (A.S.T.) Agreement.
- Collection of the first months' rent and deposit.
- Registration and protection of the tenancy deposit.
- Changeover of services (utility providers, local authority, etc.).

Rent Collection – Letting Fee + 5% of monthly rent (6% Inc. VAT)

- ***Let Only benefits plus:***
- Collection of rent from your tenant(s).
- Rent arrears chasing.
- Payment of rent to your nominated bank account.
- Monthly income and expenditure statements.
- Rent review and lease renewal negotiations, as required.
- Ongoing utilities management.

Fully Managed – Letting Fee + 10% of monthly rent (12% Inc. VAT)

- ***Let Only & Rent Collection benefits plus:***
- Dedicated property manager.
- Full accounting and payment management.
- Bi-annual property inspections (followed by an emailed report).
- Arranging maintenance and repairs (including 24-hour reporting for your tenants).
- Legislation updates from our expert team.

Optional Extras (Inc. VAT)

We offer a range of additional services to our landlord clients, including;

Inventory Report & Check Out Service	1 Bed £85 2 Bed £110 3 Bed £130 4 Bed+ £160
Rental guarantee & Legal Expenses Cover	6-m £220 12-m £315 12- (paid monthly) £29.25
Additional Property Inspection	£50
Rent Review & Section 13 Notice	£65
Tenancy Renewal (fixed term agreement)	£60 (F.C. / R.C.) £144 (Let Only)
Tenancy Deposit Dispute Resolution	£125
Legal Notice Fee	£195
Gas Safety Certificate	From £70
Electrical Installation Condition Report	From £180
Legionella Risk Assessment	£95
Energy Performance Certificate	£99
Professional Photography	£95
Professional Clean	Price on application

Tenant deposits will be held via T.D.S. - www.tenancydepositscheme.com

Jones & Associates are members of Propertymark (NAEA - Membership No: M0209055) & Independent redress is provided by the Property Redress Scheme (PRS - Membership No: PRS021920).