

Fees to Landlords

Tenant Find Service - 50% of the first months rental (plus VAT - ie 60% inc VAT)

Please ask for a Landlords Information Pack which contains full details of all our services.

Rent Collection Service - 10% of the monthly rental (plus VAT - ie 12% inc VAT)

Please ask for a Landlords Information Pack which contains full details of all our services.

Full Management Service - 12% of the monthly rental (plus VAT - ie 14.4% inc VAT)

Please ask for a Landlords Information Pack which contains full details of all our services.

Additional Fees

Tenancy Setup or Renewal Fee - £82.25 inc VAT

Including preparation of a suitable Tenancy Agreement and protection of the tenant's deposit. The same fee is levied if your tenancy is renewed on a fixed term basis.

Inventory and Schedule of Condition - Please ask us for a quote—from £56 inc VAT

An Inventory and Schedule of Condition is strongly advised for any tenancy. We provide these via a third party company who specialise in the production of Inventories and Schedule of conditions. Their costs vary depending on property size, specification and furnishings.

Exceptional Work - Either an hourly rate of £18 (inc VAT) or 9% of works sum, whichever is the greater.

For works not included within our routine management services or for works costing in excess of £1000, a discretionary charge is included within our terms & conditions. If we were to levy a charge we would advise you in advance of any costs being incurred.

Additional Inspections / Works - £24 per hour (inc VAT) plus mileage charged at 48p (inc VAT) per mile.

For any additional works not included within the respective service you choose. If we were to levy a charge we would advise you in advance of any costs being incurred.

IF YOU HAVE ANY QUESTIONS ON OUR FEES, PLEASE ASK A MEMBER OF STAFF FOR FURTHER DETAILS.

Deposit Protection provided by:



Client Money Protection (CMP) provided by:



Independent Redress provided by:



Fees to Tenants

BEFORE YOU MOVE IN:

Initial Administration Fee: £240 (inc VAT) for a single tenant.

Referencing (identity, immigration and visa confirmation, financial credit checks, obtaining references from current or previous employers / landlords and any other relevant information to assess affordability) as well as contract negotiation (amending and agreeing terms) and arranging the tenancy, preparation of the Tenancy Agreement as well as ensuring the tenancy deposit is protected in accordance with current legislation.

Additional Tenant Fee: £120 (inc VAT) per additional tenant

Processing the application, associated paperwork and referencing

Guarantor Fee: £120 (inc VAT) per guarantor (if required)

Covering credit referencing and preparing a Deed of Guarantee as part of the Tenancy Agreement

DURING YOUR TENANCY (please note these are optional fees if you wish to amend your tenancy details or you wish to renew your tenancy on a fixed term basis):

Amendment Fee - £82.25 (inc VAT)

Contract negotiation, amending terms and updating your Tenancy Agreement during your tenancy.

Renewal Fee - from £82.25 (inc VAT)

Contract negotiation, amending and updating terms and arranging a further tenancy and Tenancy Agreement. Please note where a Landlord would prefer to continue on a periodic basis the landlords may ask you to cover their share of the renewal fee (making a total fee of £164.50 (inc VAT)).

Late Payments - from £18.00 (inc VAT).

If you are more than 14 days late paying your rent or any other demand due, you may be liable to pay a fee of either £18.00 (inc VAT) or 2% of the sum outstanding, whichever is the greater.

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