



MANAGEMENT FEES

(All fees are inclusive of VAT)

Standard Management Fee: 15% of each month's rent plus tenancy set up fee

Tenant Find and Rent Collection Fee: 9% of each month's rent plus tenancy set up fee

Tenant Find Only service: 90% of one month's rent

Tenant Find Only Service plus Deposit Protection: 90% of one month's rent plus Tenancy Deposit Service Fee

Additional Charges:

- Tenancy Set-Up Fee: £280.00 (applied to all levels of service)
- Additional Tenant Referencing Fees: £80.00 per tenant.
- Guarantor Fee: £120.00
- Inventory/Schedule of Condition: as detailed below
- Arranging gas safety check: £30.00 plus costs
- Energy Performance Certificate: £30.00 plus costs
- Tenancy Deposit Service Fee: £60.00
- Supervision of major works: 10% of cost of work over £500.00
- Rent Review and tenancy renewal: £180.00
- Hourly rate for court attendance: £120.00 per hour
- Right to Rent follow up check: £70.00
- Landlord Withdrawal Fee (before move-in): £320.00
- Landlord Withdrawal Fee (during tenancy): £280.00
- Issuing Notice of Seeking Possession: £90.00
- Provision of annual rental/expense statement: £55.00
- Additional Property Visits: £70.00
- Tenancy Dispute Fee: £160.00
- End of Tenancy Service (Tenant Find and Rent Collection): £260.00
- Obtaining more than two contractor quotes: £50.00
- Management Take-over Fee: £240.00

Inventory Charges:

	1 Bed	2 Bed	3 Bed	4 Bed	5 Bed
Inventory make & check-in	£130.00	£145.00	£175.00	£230.00	£270.00
Check-in (for subsequent tenancies)	£75.00	£85.00	£95.00	£120.00	£135.00
Check-out	£130.00	£145.00	£175.00	£230.00	£270.00

All above prices are for unfurnished properties and are inclusive of VAT and subject to variation