

Service Fees

Calculated as a % of the annual rent.

Full Management Service

14% + VAT
(16.8% incl. VAT)

Includes:

- Assessing the rental value
- Marketing and advertising the property
- Carrying out viewings with prospective tenants
- Finding a tenant
- Ensuring the Landlord complies with their compliance obligations before and throughout the tenancy, including organising safety certificates
- Arranging inventory/check-in and a professional clean
- Handling all tenant communication
- Collecting and remitting the rent
- Inspecting the property once in the first 3 months then every 6 months thereafter
- Chasing rent arrears
- Advising relevant utility providers of tenancy changes
- Arranging tenancy maintenance using approved contractors
- Negotiating end-of-tenancy deposit deductions
- Holding keys

Rent Collection Service

12% + VAT
(14.4% incl. VAT)

Includes:

- Assessing the rental value
- Marketing and advertising the property
- Carrying out viewings with prospective tenants
- Finding a tenant
- Ensuring the Landlord complies with their pre-tenancy compliance obligations
- Collecting and remitting the rent
- Producing monthly statements
- Chasing rent arrears

Let Only Service

1st Year 10% + VAT
(12% incl. VAT)

2nd Year 6% + VAT
(7.2% incl. VAT)

**3rd Year onwards
3% + VAT**
(3.6% incl. VAT)

Includes:

- Assessing the rental value
- Marketing and advertising the property
- Carrying out viewings with prospective tenants
- Finding a tenant

Administration Fees

Applicable on all tenancies.

Tenancy Set-Up

£450.00 + VAT
(£540.00 incl. VAT)

Includes:

- Drawing up the tenancy agreement
- Serving the compliance documents
- Completing the tenant references and Right to Rent checks
- Registering the deposit

Renewal Tenancy Agreement or Rent Increase (Section 13)

£150.00 + VAT
(£180.00 incl. VAT)

Includes:

- Pursuing an annual rent increase and/ or drawing up the renewal tenancy agreement and serving the compliance documents.

Additional Fees

Available on request

Refurbishment Project Management

10% of Invoices for major works
(pre agreed)
(£12%incl. VAT)

The end-to-end organisation of a property refurbishment.

Void Management

5% + VAT
(6% incl. VAT)

Optional Fees

Applicable on all tenancies.

Section 21

£150.00 + VAT
(£180.00 incl. VAT)

The service of a legal notice for possession

Deposit Dispute

£250.00 + VAT
(£300.00 incl. VAT)

The submission of a Security Deposit claim on behalf of the Landlord for arbitration by the Tenancy Deposit Scheme.

Hourly Rates

Applicable to any work that does not fall under any of the listed Services or Fees.

£70.00 + VAT
(£84.00 incl. VAT)