

Landlord Fees

Transparent Pricing - All Fees Include VAT

Choose the level of service that best suits your property and investment goals. All fees shown below are inclusive of VAT at the current rate.

Fully Managed Service

Our most comprehensive service, ideal for landlords who want complete peace of mind with all aspects of the tenancy professionally managed.

Included

- ✓ Rental valuation and advice on achievable market rent
- ✓ Professional marketing and advertising of your property
- ✓ Full tenant referencing, including employer and previous landlord checks
- ✓ Preparation of tenancy agreements
- ✓ Right to Rent compliance checks
- ✓ Handling of holding deposits, tenancy deposits and rent balances
- ✓ Deposit protection registration and compliance
- ✓ Monthly rent collection and landlord payments
- ✓ Meter readings and utility transfer assistance
- ✓ Inventories and periodic property inspections
- ✓ Co-ordination of repairs and maintenance*
- ✓ End of tenancy inspection and inventory check
- ✓ Annual landlord statement

Fees

Set-Up Fee

45% of one month's rent (minimum £510.00)

Management Fee

13.2% of monthly rent, subject to a minimum fee of £90.00 per calendar month

Example

Based on a monthly rent of £950, the set-up fee would be **£513.00** and the monthly management fee would be **£125.40 pcm**.

Letting Only Service

A professional tenant-find service for landlords who prefer to manage the tenancy themselves.

Included

- ✓ Rental valuation and advice
- ✓ Property marketing and advertising
- ✓ Tenant referencing and checks
- ✓ Preparation of tenancy agreements
- ✓ Initial Right to Rent checks
- ✓ Handling of holding deposits, deposits and rent balances
- ✓ Tenancy set-up

Fees

50% of one month's rent (minimum £540.00)

Example

Based on a monthly rent of £950, the fee would be **£570.00**.

Letting Only Plus Deposit Protection

Everything included within our Letting Only service, together with deposit registration and compliance support.

Included

- ✓ Everything included in Letting Only
- ✓ Deposit administration
- ✓ Deposit protection registration
- ✓ Prescribed information service

Fees

50% of one month's rent (minimum £540.00)

Tenancy Deposit Service Fee: £60.00 plus scheme costs

Example

Based on a monthly rent of £950, the Letting Only fee would be **£570.00**.

Lettings & Rent Collection Service

Ideal for landlords who would like us to find and reference tenants, collect rent and provide monthly statements, without requiring full management.

Included

- ✓ Rental valuation and advice
- ✓ Property marketing and advertising
- ✓ Tenant referencing and checks
- ✓ Preparation of tenancy agreements
- ✓ Initial Right to Rent checks
- ✓ Handling of holding deposits, deposits and rent balances
- ✓ Deposit administration
- ✓ Monthly rent collection
- ✓ Tenancy set-up
- ✓ Monthly landlord statements
- ✓ Meter readings and utility transfer assistance

Fees

Set-Up Fee

45% of one month's rent (minimum £510.00)

Rent Collection Fee

9.6% of monthly rent, subject to a minimum fee of £72.00 per calendar month

Example

Based on a monthly rent of £950, the set-up fee would be **£513.00** and the monthly rent collection fee would be **£91.20 pcm**.

Portfolio Landlords

We offer bespoke pricing for portfolio landlords transferring multiple properties.

Discounted rates may be available depending on the number of properties and the level of service required. Please contact us for a personalised quotation.

Additional Services & Charges

Service	Fee (Inc. VAT)
Existing Tenancy Set-Up / Tenancy Variation	£360.00
Tenancy Deposit Service Fee	£60.00 plus scheme costs
Inventory / Schedule of Condition	From £144.00
Duplicate & Testing of Additional Keys	£24.00 plus costs

Service	Fee (Inc. VAT)
Administration of NRL Tax Returns	No Charge
Service of Notice Seeking Possession	£180.00
Redirecting Mail Overseas	Postage cost only
Gas Safety Certificate Administration	£25 plus contractor costs
Electrical Safety Certificate Administration	£25 plus contractor costs
Energy Performance Certificate Administration	£25 plus contractor costs
Rent Increase Notice	£78
Pre-Letting Compliance Check	£60.00
Right to Rent Check	£28.80
Pet Addendum	£48.00
Check-In Fee	£48.00
Interim Property Inspection	£60.00
Check-Out Fee	From £60.00
Caretaker Visit (during working hours)	£36.00 per visit
Additional Administration	£48.00 per hour
Rent Guarantee Insurance	On application
Eviction Cover (First 12 Months)	From £144.00

Major Works Administration

Fully Managed Properties

*10% of the total cost of works exceeding £600.00 (including VAT).

Letting Only & Rent Collection Services

10% of the total cost of works, minimum of £28.80.

Maintenance Repair Authority

Unless otherwise instructed, we will arrange repairs up to a value of **£200.00** without seeking prior approval.

HMO & Block Management

We provide tailored management services for Houses in Multiple Occupation (HMOs) and residential blocks.

Management fees are quoted individually based on the size, complexity and requirements of each property. Please contact us for a bespoke quotation.

Disclaimer

All fees displayed are inclusive of VAT at the prevailing rate unless otherwise stated. We reserve the right to amend fees and charges, and a full service agreement will be provided before instruction.