

FEES TO LANDLORDS

Please note, all prices are **INCLUSIVE** of VAT unless otherwise stated

	Full Management Plus (inc Rent Guarantee)	Full Management Standard	Rent Collection	Tenant Find	Introducer	Cost if you wish to add the item to your chosen service
New tenancy fee Sole Agency (INCLUSIVE OF VAT)	£354	£354	£354	£540	£420	n/a
New tenancy fee Sole Agency (BEFORE VAT)	£295	£295	£295	£450	£350	n/a
Above pricing doubles for Joint Agency						
Commission (INCLUSIVE OF VAT)	16.2%	14.4%	10.8%	n/a	n/a	n/a
Commission (BEFORE VAT)	13.5%	12.0%	9.0%	n/a	n/a	n/a
Housing Health & Safety Rating System risk assessment	✓	✓	✓			£120
12 month Rent Guarantee	✓					>£144
Online proof of address and identity checker per landlord (optional)	✓					£12
Online proof of ownership Land Registry search	✓					£12
To Let board	✓	✓	✓	✓	✓	n/a
Website advertising	✓	✓	✓	✓	✓	n/a
Premium listing on Rightmove and Howland Jones websites per month (subject to availability)	✓					£42
Office window colour advertising	✓	✓	✓	✓	✓	n/a
A1 lit window display colour advertising per month (subject to availability)	✓					£72
Prospective tenant telephone screening	✓	✓	✓	✓	✓	n/a
Accompanied viewings (per hour block)	✓	✓	✓	✓		£42
Referencing per tenant, guarantor and permitted occupier	✓	✓	✓			£60
Right to Rent checks per tenant, guarantor and permitted occupier	✓	✓	✓	✓		£24
Tenant proof of ID and address checks per tenant, guarantor and permitted occupier	✓	✓	✓	✓		£24
Provision of MHCLG How to Rent Guide to your tenants	✓	✓	✓	✓		£36
ARLA Propertymark approved Assured Shorthold Tenancy agreement	✓	✓	✓	✓		£120
Client Money Protection insured	✓	✓	✓	✓		n/a
AllC approved Inventory and schedule of condition report (mandatory for FMP, FMS and RC service)						£162
Deposit registration	✓					£18
Pre Opening Inspection with internal & external digital photographic evidence	✓	✓	✓			£90
Pre Opening Inspection without photographic evidence				✓		£90
Utility companies updated of changes online	✓	✓				£36
Interim inspection with report and accompanying photographs (one per year)	✓					£54
Compliance review	✓	✓				£90
Key management system	✓	✓	✓	✓		n/a
Process initial rent	✓	✓	✓	✓		n/a
Manage ongoing rents	✓	✓	✓			N/A
Provide an Energy Performance Certificate (EPC)						£114
Provide a floor plan (free of charge if you order an EPC with us)						£54
Manage repairs/quotations (up to the value of £1500 and up to 2 quotations per repair)	✓	✓				>£36
Manage repairs/quotations (over the value of £1500 and up to 2 quotations per repair)	✓					12%
Project manage refurbishments						12%
Arrange repairs or compliance certificates	✓	✓				>£36
Each additional repair quotation arranged beyond the first 2 (per quote)						£36
HMRC ready end of year Tax Return	✓	✓				£54
Holiday Management cover per property per week	✓	✓				£36
Paper or copy monthly statements each						£6
Vacant property management per week						>£36
Tenancy renewal						£72
Arrangement of periodic contract						£72
Rent reviews	✓	✓	✓			£36
Serve of Form 6a Section 21 notice	✓					£48
Service of Section 8 notice						£60
Closing inspection and condition report to you						£90
Deposit dispute case preparation service per hour						£36
Cancellation fee to agent (if Landlord takes over management of the tenancy from the start of tenancy)						>£420
Cancellation fee to <u>tenant</u> (if Landlord cancels tenancy after tenants are found but before tenancy starts)						>£240
Cancellation fee to agent (if Landlord cancels tenancy after tenants are found but before tenancy starts)						>£210
Purchase by a party introduced by us (up to £300,000 @ 0.6%, over £300,000 @ 0.36%)						POA
Accepting a sale whilst on the market with us						£360

Please note, all prices are **INCLUSIVE** of VAT at the standard rate