

LANDLORDS FEES: Just one of the reasons why landlords love Rosedale Letting Specialists

We are open and honest about the fees we charge & we believe in fair fees for all –
We are not greedy!

Please find below a list of non-optional fees (fees are quoted inclusive of VAT):

“LET ONLY SERVICE” - Designed for the self-managing landlord (The fee applicable is deducted from the first month’s rent collected)

60% of the first months’ rent + vat (subject to a minimum fee of £420 + vat, i.e. £504)

“FULL MANAGEMENT SERVICE” – We offer a standard and a comprehensive service to provide our landlords with more choice regarding how their investment is managed

Bourne Rates:

	Standard	Comprehensive
Set-Up Fee (first tenant)	25% of first months’ rent + vat (subject to a minimum fee of £210 (£175 +vat))	25% of first months’ rent + vat (subject to a minimum fee of £210 (£175 +vat))
Management Fee (% of rent)	9.6% (=8% +vat)	13.2% (=11% +vat)
Tenancy Renewal Fee (same tenant)	£54 (=£45 +vat)	FREE
Re-Let Set Up Fee (new tenant)	25% of first months’ rent + vat (subject to a minimum fee of £210 (£175 +vat))	20% of first months’ rent + vat (subject to a minimum fee of £150 (£125 +vat))

Rates for all other areas (Stamford, Deeping, Peterborough and beyond):

	Standard	Comprehensive
Set-Up Fee (first tenant)	25% of first months’ rent + vat (subject to a minimum fee of £210 (£175 +vat))	25% of first months’ rent + vat (subject to a minimum fee of £210 (£175 +vat))
Management Fee (% of rent)	10.2% (=8.5% +vat)	13.8% (=11.5% +vat)
Tenancy Renewal Fee (same tenant)	£54 (=£45 +vat)	FREE
Re-Let Set Up Fee (new tenant)	25% of first months’ rent + vat (subject to a minimum fee of £210 (£175 +vat))	20% of first months’ rent + vat (subject to a minimum fee of £150 (£125 +vat))

Please note that if we introduce a purchaser (e.g. your tenant) we levy a charge of 1.2% including VAT of the selling price.

AND THAT’S IT – NOTHING ELSE! WE ARE OPEN, WE ARE HONEST, WE ARE FAIR!

Other agents may charge for the following on top of their management fees, but we do not: registration of the deposit, additional property visits, submission of non-resident landlords’ paperwork to HMRC, arrangement of maintenance, rent reviews, check out fees, the list can go on.....!

Independent Redress is Provided by: The Property Ombudsman Service
Client Money Protection is Provided by: Safe Agent