

## LANDLORD CHARGES

Fee Name	VAT Liable?	Fee Includes VAT?	Default Amount
Gas Safety Check	Y	Y	£99
Electrical Safety Check	Y	Y	£195
Energy Performance Certificate	Y	Y	£99
Legionella risk assessment	Y	Y	£99
Inventory 1 bed* from	Y	Y	£120
Inventory 2/3 beds* from	Y	Y	£150
Inventory 4 beds* from	Y	Y	£170
Inventory 5 beds* from	Y	Y	£199
Inventory 6+ beds* from	Y	Y	P.O. A
Supervision of empty property	Y	N	£15 per week
Overseeing work/insurance claim	Y	N	15% of works
Gas & Electric safety annual records	Y	Y	£30
Non-resident HMRC cert	Y	Y	£120
HMRC tax calculation	Y	N	£50 per quarter
Check in fee from	Y	Y	£99*
Professional photography & floor plan	Y	Y	£99
Register deposit with TDS	Y	Y	£40
Administration set up fee	Y	Y	£230
Tenant introduction only fee	Y	Y	£660
Quarterly tax statement	Y	Y	£12

\*full scale of charges are available on request