

Landlord Fees & Charges



Our Service and Commission Charges

Standard Let only Service: 12% Inc. VAT (10% Exc. VAT)

Full Management Service: 18% Inc. VAT (15% Exc. VAT) Includes Standard Letting Service.

Managed Only Service: 7.2% Inc. VAT (6% Exc. VAT)

NB: Fees are charged as a percentage of the agreed rent for the entire period of the tenancy. Fees for our Let only service are paid in advance. Fees for Full Management are collectable monthly in advance.

Standard Let only Service: 12% Inc. VAT (10% Exc. VAT)

- Discuss local letting market and agree rental level
- Advise on landlords obligations in relation to health and safety compliance
- Arrange photographs and discuss marketing strategy
- Advertise property on at least two main property portals
- Accompany viewings as required
- Negotiate tenancy offer
- Arrange tenant references
- Collect and hold tenant deposit as stakeholder
- Register deposits with Tenancy Deposits Scheme (ASTs)
- Collect and remit rent received
- Liaise with landlord and tenant regarding renewal or termination

Full Management Service: 18% Inc. VAT (15% Exc. VAT)

In addition to the Standard Letting Service

- Arrange inventory and check-in and check-out
- Assist landlord and tenant with utility transfers
- Arrange gas and portable appliance safety inspections
- Arrange general routine maintenance using approved suppliers
- Liaise with landlord preferred suppliers as required
- Assist with the payment of ground rent and service charges as required
- Undertake two property visits per year (subject to access)
- Provide emergency tenant out of hours service 365 days a year
- Undertake deposit release negotiations
- Make HMRC deductions for overseas landlord (if relevant)
- Chase rent arrears