



SCALE OF CHARGES – LANDLORD

VAT has been included at the prevailing rate on all our fees.

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| 1) Tenant Find Service | 60% of 1 st month's rent payable for each letting where the tenant is introduced through the Agent. Minimum charge of £420. |
| 2) Let and Rent Collection Service | 8.4% of the monthly rent received, deducted by the Agent |
| 3) Full Management Service | 12% of the rent received, deducted by the Agent
Minimum management charge of £120 per calendar month. |

The fees under the above service are payable when any individual or organisation enters into an agreement to rent the Property as a result of our promotion, introduction, or viewing by the Agent.

Additional Charges

Re Letting Fee for New Tenancies	£360.00 (for Let & Rent Collect & Full Management only)
Inventory Service	Please ask for a quote.
Professional hourly rate	£60/hr charged by the Agent when required to carry out any additional services
Check In	Dependent on size of the property
Check out	Dependent on size of the property
Void Property inspections	£60.00 (per visit)
Tenancy Renewal fee	£180.00
Deposit Registration	£36.00 (included in full management package)
Issuing of Section 13 Notice and Rent Review	£60.00
Gas & PAT Test	£90.00
Legionella Assessment	£40.00
EPC	£60.00 (there is a legal requirement to have an Energy Performance Certificate ahead of marketing the property)
Fixed wiring test	Please ask for a quote
Major works fee	12% of cost of works

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