

Landlord Fees

Fully Managed Service:	12% plus VAT
Tenancy set up Fee:	£100 plus VAT
Rent Collection:	10% plus VAT
Introductory Fee: of the rent which ever is the greater	£1500 plus VAT and/or 2.5 weeks

Referencing Fee if and when required – subject to confirmation

Where a landlord is not on a managed service:

• Deposit Registration Costs	£150 + VAT (£180)
• Copies of Landlords Statements	£15 + VAT (£18)
• Property Inspection Report	£50 + VAT (£60) per visit
• Fire Risk Assessment – Variable depending on suppliers	
• Sales Commission (whether managed or not this will be payable)	1% plus VAT
• Renewal of Contract	£250 + VAT (£300)
• Court appearances	£250 + VAT per day (£300)
• Changing the tenancy agreement	£250 + VAT (£300)
• Dealing with the Inland Revenue overseas landlord	£100 + VAT annually (£120)
• Serving a Section 21 for introduction or rent collection for landlords	£250 + VAT (£300)
• Dealing with an insurance claim on behalf of the landlord	£100 + VAT (£120)
• HMO registration	£500 + VAT (£600)
• EPC	£100 + VAT (£120)
• ECIR	£196
• Gas Safety	£70 + VAT (£84)
• PAT testing	£98 up to 6 items
• Negotiating a repayment of the security deposit	£250 + VAT (£300)

Inventory Costs:

Studio	£100 + VAT (£120)
One Bedroom	£150 + VAT (£180)
Two Bedroom flat/house	£200 + VAT (£240)
Three Bedroom flat/house	£250 + VAT (£300)
Four Bedroom flat/house	£300 + VAT (£360)

Five Bedroom flat/house	£350 + VAT (£420)
Six Bedroom flat/house	£400 + VAT (£480)
Seven Bedroom flat/house and above	£450 + VAT (£540)

Check Out Costs: (to include managed properties)

Studio	£97.50 + VAT (£177)
One bed flat/house	£97.50 + VAT (£177)
Two Bedroom flat/house	£107.50 + VAT (£129)
Three Bedroom flat/house	£122.50 + VAT (£147)
Four Bedroom flat/house	£140 + VAT (£168)
Five Bedroom flat/house	£175 + VAT (£210)
Six Bedroom flat/house	£400 + VAT (£480)
Seven Bedroom flat/house	£450 + VAT (£540)