

## Landlord Fee Structure

February 2023

	<b>Full Management</b>	<b>Let Only</b>
<b>Landlord Fee</b>	10%	First month's rent
<b>Services</b>		
Initial set up fee for new property	£250	-
Tenant/Guarantor References	✓	✓
Tenancy Agreement	✓	✓
Deposit Protection (The Deposit Protection Service)	✓	✓
Check in	✓	✓
Schedule of Condition with photographs *	✓	£100
Advising all utility companies about change of tenants and submit readings	✓	£60
Check out	✓	£80
Rent collected & paid to landlord along with monthly statements & annual summary statements for HMRC	✓	-
Arranging a contractor or service e.g annual Gas Safety Certificate, Energy Performance Certificate, Portable Appliance Testing, Electrical Installation Condition Report plus installation of smoke/CO alarms	✓	£60
Obtaining quotes, instructing & overseeing contractors	✓	£60
Property Inspection & Report	✓	£80
Rent review to maximise rental value & tenancy renewal	✓	£120
Issuing Statutory Notices e.g Section 21	✓	£60

\*If you would prefer a full and detailed inventory then a specialist company will be instructed and charged at cost