

Landlord Fees

Residential Management Service Agreement

There will be a setting up fee of two weeks rent including VAT for the creation of the initial tenancy to include:

Our service includes

- The appropriate marketing of your property.
- Arranging viewings of the property with prospective tenants.
- Referencing potential tenants.
- Preparing a tenancy agreement.
- Preparing an inventory and schedule of condition of the Property.
- Checking the tenant into the property and agreeing the inventory and schedule of condition of the property with the tenant.
- Checking the tenant out of the property to agree the inventory and schedule of condition and assess any dilapidations.
- Obtain a deposit from the tenant and hold it as stakeholder under the terms of the Deposit Protection Service (DPS) for the duration of the tenancy.
- Paying rent received by the tenant to the landlord once a month.
- Providing the landlord with a statement of income and expenditure once a month.
- Arrange routine repairs.
- Advising utility companies and council tax authority about change of occupiers.

Monthly Residential Management Fee

10% including VAT of the gross rent payable under the terms of the tenancy.

Additional Non-Optional Fees and Charges

- There will be a fee of one weeks rent for the creation of second and subsequent tenancies agreements (contract renewal).

Introduction Only Service

There will be a one off free equivalent to three weeks rent including VAT of the monthly rental figure.

Our service includes;

- The appropriate marketing of your property.
- Arranging viewings of the property with prospective tenants
- Referencing potential tenants.
- Preparing a tenancy agreement.
- Checking the tenant into the property and agreeing the inventory and schedule of condition of the property with the tenant if provided.
- Obtain a deposit from the tenant and pass to yourselves to lodge in the relevant scheme for the duration of the tenancy.