

## Property Letting and Management Fees

Fees stated are per property unless stated otherwise.

**All fees are shown including VAT or Insurance Premium Tax where applicable..**

### Marketing and Tenancy Set Up Fees:

£330.00 per property – applies to Silver, Gold and Platinum Service

### Agency Fees:

**Bronze Service** (Tenant Find) – subject to a minimum fee of £420.00

Sole Instruction 50% of first month's rent plus VAT

Joint Instruction 75% of first month's rent plus VAT

**Silver Service** (Tenant Find and Rent Collection) – 7% of rent collected plus VAT monthly.

**Gold Service** (Fully Managed) – 9% of rent collected plus VAT

**Platinum Service** (Enhanced Fully Manged Service) – Varies on Price Band

Band A	Rental value up to £599 per calendar month	15% plus VAT per month
Band B	Rental value £600 to £749 per calendar month	14% plus VAT per month
Band C	Rental value £750 to £999 per calendar month	13% plus VAT per month
Band D	Rental value £1000 plus per calendar month	12% plus VAT per month

### Inventories:

Inventories are priced on a per property basis based on size, furnishing, location and inventory service that is required.

Landlords taking our Platinum Service have the full inventory service included.

Landlords taking our Gold Service receive a full inventory service from Check In to Check Out, including mid-term inspections for the price of the initial Inventory and Check In Service.

**Other Fees:**

Energy Performance Certificate	£49.00 - £75.00
Gas Safety Certificate and Full Boiler Service	£96.00
Electrical Inspection	£120.00 - £190.00
Legionella Risk Assessment	£60.00
Rent Guarantee Insurance (12-month Policy)	£Varies
Landlord Emergency Cover (12-month Policy)	£99.00 - £119.00
Agency Fee – Referencing Costs (Refused Application per person)	£60.00
Agency Fee – Key Cutting + cost of Keys	£12.00
Agency Fee - Additional Property Visit requested by Landlord	£36.00
Agency Fee - Major Project Management	£36.00ph
Agency Fee – Rent Review (Free on Platinum & Gold Service)	£30.00
Agency Fee - Tenancy Renewal (Free on Platinum & Gold Service)	£120.00
Agency Fee – Service of S8 Notice (Free on Platinum & Gold Service)	£90.00
Agency Fee – Service of S21 Notice (Free on Platinum & Gold Service)	£90.00
Agency Fee – Deposit Registration (Free on Platinum & Gold Service)	£48.00
Agency Fee – Deposit Resolution (Free on Gold & Platinum Service)	£300.00
Agency Fee – Resending Monthly Statements	£24.00

Agency fees are guaranteed for 12 months from date of contract.  
Other fees may vary according to the rate charged by external suppliers.  
Agency fees and Insurance Premiums are correct as of 1st January 2022.