

## Landlord Fees

<b>Tenant Find Let Only</b>	<b>£474 (£395 +VAT)</b>
<b>Tenant Find Standard Management</b>	<b>£300 (£250 +VAT)</b> <b>15% p.c.m (12.5% +VAT)</b>
<b>*Pre-Tenancy Check</b>	<b>£48 (£40 +VAT)</b>
<b>Tenants Deposit Scheme</b>	<b>£48 (£40 +VAT)</b>
<b>Energy Performance Certificate</b>	<b>£78 (£65 +VAT)</b> <b>Valid for 10 Years</b>
<b>Inventory Fee</b>	<b>£90 (£75 +VAT)</b>
<b>Move out inspection (let only)</b>	<b>£48 (£40 +VAT)</b>
<b>Move out report (let only)</b>	<b>£90 (£75 +VAT)</b>
<b>Serving Legal Notices (Let Only)</b>	<b>£60 (£50 +VAT)</b>
<b>Standard Rent Guarantee Service</b>	<b>£105 (£87.50 +VAT)</b>
<b>Nil-Excess Rent Guarantee Service</b>	<b>£120 (£100 +VAT)</b>
<b>Vacant possession &amp; Nil-Excess</b> <b>(12 months cover; an inventory is required; monthly payments can be arranged)</b>	<b>£135 (£112.50 +VAT)</b>

**Gas and Electrical Safety reports for landlords can be arranged with prices on request.**

\*On the first day of the tenancy the smoke alarms will be checked, a legionella risk assessment will be undertaken (these are a legal requirement), and the utility meters photographed

