

Full Management Service

Our management charge is an agreed percentage of the monthly rent plus VAT, which is calculated based on the size, age and condition of the property. This is chargeable on an ongoing monthly basis and is for the day to day management of the property.

LANDLORD MARKETING FEE £250.00 plus VAT (£300.00 including VAT)

A landlord marketing fee of £250.00 plus VAT (£300.00 including VAT) is charged for the letting of the property, preparation of letting particulars, including taking photographs, listing the property on the internet, conducting accompanied viewings through to securing a suitable tenant.

Other costs include:

REFERENCING/CREDIT CHECK/ID CHECK/RIGHT TO RENT £95.00 plus VAT (£114.00 including VAT)

Conducting the necessary checks to ensure that the tenant is suitable for the property to include employer and previous landlord references via a credit referencing company, credit and ID checks, and a tenant's Right to Rent status.

TENANCY AGREEMENTS & PRESCRIBED INFORMATION £95.00 plus VAT (£114.00 including VAT)

For the preparation of the Assured Shorthold Tenancy Agreement and Prescribed Information (or other by arrangement), and relevant notices before and during the tenancy.

DEPOSIT REGISTRATION £50.00 plus VAT (£60.00 including VAT)

Registering the deposit in the Deposit Protection Scheme, our chosen custodial scheme provider, which is authorised by the government to protect deposits for tenancies in England and Wales.

Additional visits/pre-check out visit	£45.00 plus VAT (£54.00 including VAT)
Handling Check-out/DEPOSIT (fully managed)	£125.00 plus VAT (£150.00 including VAT)
Handling check-out/DEPOSIT (let only)	£250.00 plus VAT (£300.00 including VAT)
MANAGEMENT FEE	10% of monthly rent
MANAGEMENT FEE + Rent & Legal Insurance	12.5% of monthly rent



Let Only Fees

The let only service is offered to landlords who wish to manage their own properties but want to take the headache out of finding suitable tenants and sorting out the relevant documentation. Our Let Only fees will be 75% of one months' rent plus VAT, subject to a minimum fee of £495.00 plus VAT (£594.00 including VAT).

Inventory and Statement of Condition Charges

If you require an Inventory and Statement of Condition, the charge will vary depending on the size of the property.

Should you require further information regarding our charges and how the inventory is prepared, please contact a member of the Lettings team who will be pleased to help.

Client Money Protection (CMP) provided by ARLA Propertymark. You can view the Client Money Handling Procedures by clicking [here](#).

