

## Landlord and Tenant Fees and Charges

### Landlord

Find tenant fee - £199 plus VAT (£238.30) if managed

- £395 plus VAT (£474) if tenancy only

To include: Marketing the property including publications, websites, board, brochures and window card, accompanied viewings, collect 1<sup>st</sup> months rent, provide inventory (management only) and advice on pricing strategy, advise and collect holding deposit (managed only), draw up tenancy agreement.

Deposit registration fee (Fully Managed Only)

- £25 the 1<sup>st</sup> Year

-£10 Year 2 Onwards

Management fee – 10% plus VAT (12%) of the rent with a minimum of £45 plus VAT (£54).

To include: collect rent and pursue outstanding arrears, advise all relevant utility companies, arrange routine and emergency repairs, hold spare keys, inspections.

Preparation of the rent for the Landlords accountant - £50 plus VAT (£60).

Withdrawal fee: £100 plus VAT (£120).

EPC - £66 including VAT

### Tenant

Once the reference(s) has/have been completed and a tenancy commencement date has been agreed with all parties, a Holding Deposit (applicable only on Fully Managed properties) may then be payable by you equivalent to one week's rent. The Management Team will be in touch with you regarding this matter. **A bond will be payable of the equivalent of 5 week's rent.**

Redress Scheme – The Property Ombudsman

Bond Protection Scheme – TDS (Tenancy Deposit Scheme)

Client Money Protection Scheme – Solicitors Regulation Authority