

Price List

Tenants - Charges to Tenant

Rent – variable per property

A refundable tenancy deposit - capped at no more than 5 weeks rent (where the annual rent is less than £50,000, or six week's rent where the total annual rent is £50,000 or above).

A refundable holding deposit (to reserve a property) - capped at no more than 1 week's rent.

Payments to change the tenancy – where requested by the tenant, capped at £50.00 or a reasonable cost incurred if higher.

Payments associated with early release from the tenancy – when requested by the tenant – reasonable costs incurred by the landlord to re-let the property and capped under the cost of rent lost during void period

Payments in respect of utilities, communication services, TV license and council tax – If payment is not received by utility companies during tenancy, if after tenancy has ended to be included in deposit release procedure.

A default fee for late payment of rent/ replacement of a lost key/security device, where required under a tenancy agreement - typically based on 5-10% of the monthly rent.

Landlords – Let Only

Deposit Charges

Deposit protection	£40.00+vat
TDS Renewal (annually)	£40.00+vat
Deposit Negotiation	£100.00+vat
Inventory (if requested)	£60.00+vat

Fees

Set Up	75% of 1 month's rent (minimum £350.00+vat)
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Landlords – Fully Managed

Management Fees

Landlord Management Fees	10.5%+vat
Set Up	1 weeks rent – (min £150.00) +vat
Tenancy Renewal	£60.00+vat
Inventory (Standard 2 bed)	£60.00+vat

Safety Information

Gas Safety Certificate (annually)	£65.00+vat
Energy Performance Certificate (every 10 years unless selling)	£80.00+vat
Electrical Safety Certificate (annually)	£120.00+vat

Property Visits

Inspection (more than quarterly)	£50.00 +vat
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Deposit Charges

Deposit protection	£30.00+vat
TDS Renewal (annually)	£30.00+vat

Finance Charges

Copy Statement of Account	£15.00+vat
Tax Returns for Year	£150.00+vat