

FEES TO LANDLORDS

Services Offered	<u>Guaranteed Rent Scheme</u>	<u>Fully Managed Scheme</u>	<u>Let Only Scheme</u>
Management Fees	Fixed monthly rent agreed with both parties	£150 (inc VAT) set up fee. 10% monthly commission	£300 (inc VAT)
Agree the market rent with the landlord	✓	✓	✓
Advise on refurbishment	✓	✓	✓
Fully referenced tenants	✓	✓	✓
Accompanied tenant viewings	✓	✓	✓
Intense Marketing of the property	✓	✓	✓
Conduct property inventory	✓	✓	✓
Collection of the monthly rent	✓	✓	X
Collection of security deposit	✓	✓	✓
Transfer of deposit into a government authorised deposit protection scheme	✓	✓	X
Payment of rent within 7 working days of collection	✓	✓	✓
Advise all relevant utility companies	✓	✓	✓
Arrange routine repairs	✓	✓	X
Produce monthly landlord statements	✓	✓	X
Ensure legal compliance for required safety certificates	✓	✓	X
Ensuring correct notices served when possession is required	✓	✓	X
Accompanied Check-Outs	✓	✓	X
Conduct property inspections	✓	✓	X

Rent Guarantee Scheme: applies to certain tenancies only. For terms and conditions please ask a member of staff.