

# FEES TO: LANDLORDS

## LEVEL OF SERVICE OFFERED:

### FIND A TENANT:

**Up to three bedrooms: £660 (inc VAT)**

**Four bedrooms and above: £780 (inc VAT)**

Set up charge to include advertising the property, carrying out viewings, credit checking the successful applicant, preparing the legal paperwork.

#### INCLUDES:

- Collect and remit initial months' rent received
- Agree collection of any shortfall and payment method
- Provide tenant with method of payment
- Deduct any pre-tenancy invoices

#### Additional costs (prices include VAT):

- |  |              |
|--|--------------|
| • Inventory preparation  | From £138    |
| • Energy Performance Certificate                                   | £144         |
| • Check out administration   | From £150    |
| • Deposit dispute procedure  | £120         |
| • Duplication and testing of extra keys                            | £18 per key  |
| • Inspection fee   | £138         |
| • Tenancy paperwork (where GD Estates have not sourced the tenant) | £300         |
| • Non-resident landlord administration                             | £12 per year |
| • Maintenance job instruction                                      | £60          |

## FULLY MANAGED: 10.8% of rent (inc VAT) per calendar month

**Set up fee: Up to three bedrooms: £480 (inc VAT)**

**Four bedrooms and above: £540 (inc VAT)**

Set up charge to include advertising the property, carrying out viewings, credit checking the successful applicant, preparing the legal paperwork, including inventory

#### INCLUDES:

- Collect and remit the monthly rent received
- Pursue non-payment of rent and provide advice on rent arrears actions
- Deduct commission and other works
- Advise all relevant utility providers of changes
- Undertake inspection visits and notify landlord of the outcome
- Arrange routine repairs and instruct approved contractors
- Hold keys throughout the tenancy term

#### Additional costs (prices include VAT):

- |                                  |           |
|----------------------------------|-----------|
| • Energy Performance Certificate | £102      |
| • Check out administration       | From £120 |
| • Deposit dispute procedure      | £90       |



CLIENT MONEY PROTECTION (CMP)  
PROVIDED BY ARLA



INDEPENDENT REDRESS PROVIDED BY : TPOS

# FEES TO: LANDLORDS

- Duplication and testing of extra keys £12
- Non-resident landlord administration £12 per year

**RENT COLLECTION: 8.4% of monthly rent payment (inc VAT) per calendar month**

**Set up fee: Up to three bedrooms: £540 (inc VAT)**

**Four bedrooms and above: £600 (inc VAT)**

Set up charge to include advertising the property, carrying out viewings, credit checking the successful applicant, preparing the legal paperwork

**INCLUDES:**

- Collect and remit the monthly rent received
- Deduct commission and other works
- Pursue non-payment of rent and provide advice on rent arrears actions
- Inspections

**Additional costs (prices include VAT):**

- Energy Performance Certificate £118.80
- Check out administration From £120
- Deposit dispute procedure £120
- Non-resident landlord administration £12 per year



CLIENT MONEY PROTECTION (CMP)  
PROVIDED BY ARLA



INDEPENDENT REDRESS PROVIDED BY : TPOS