

The **services** we offer our Landlords...

Tenant Introduction Service

- Provide a free market appraisal on your property.
- Actively market your property via major online portals and our own bespoke website.
- Erect our branded signage outside your property at your discretion.
- Arrange and carry out accompanied viewings to your property, with regular feedback.
- Carry out referencing on all applicants, including credit checks.
- Perform right-to-rent checks on potential tenants.
- Provide the tenancy agreement.
- Organise gas safety inspection certificate on your behalf if necessary.
- Arrange a professional inventory (provided at an additional cost).
- Collect initial monies prior to the tenancy commencing.
- Register Deposit with TDS (additional cost).
- Process relevant monies to you within 2 working days.

Rent Collection Service

All of the features of our Tenant Introduction Service plus:

- Monthly rent collections.
- Vigorously chase any rent arrears.
- Provide you with monthly statements.

Fully Managed Service

All of the features of our Tenant Introduction and Rent Collection Services plus:

- Be the point of contact for you and you tenants
- Arrange repairs and settle contractor invoices on your behalf.
- Schedule property inspections with Quarterly reports.
- Serve legal notices (where necessary)
- Conduct tenant check-out and manage the deposit negotiation.

Additional Charges

Landlord EICR (£200.00 + VAT)	£240.00
Managed renewal tenancy agreement (£125.00 + VAT)	£150.00
Let only renewal tenancy agreement (£200.00 + VAT)	£240.00
Non managed serving legal notice to TT (£60.00 + VAT)	£72.00
Addendum to contract (£60.00 + VAT)	£72.00
Income and expenditure report (£85.00 + VAT)	£102.00
Deposit registration with TDS (£50.00 + VAT)	£60.00
Professional Inventory & Check-Out Inspections From £150.00 (£125.00 + VAT) per report.	
Respond to a deposit dispute to your tenant or TDS without our fully managed service (£150.00 + VAT)	£180.00
Energy Performance Certificate (£95.00 + VAT)	£114.00
Landlord Gas Safety Certificate (£95.00 + VAT)	£114.00
Gas Safety Certificate & Boiler Service (£123.33+VAT)	£148.00
Rent & Legal Protection (£30.00 + VAT)	£36.00

