

Additional Landlord Charges

All charges shown **include** VAT @20%

Special Offer - We are currently offering our existing Landlords a competitive Sales fee of just 0.75% of the agreed sale price, should they wish to explore a Sales option for their property in the future.

The following Landlord charges relate to our standard assured shorthold tenancies, note that costs marked with an * are **included** within our **Fully Managed Service**;

Setting up a Tenancy	Charge £
Tenancy set up (a fixed feed)	£144
Tenancy agreement	included
Photography & floorplans	included
Land registry check	£5*
Tenant and /or guarantor references	£20 per person*
Right to Rent checks (where required)	£10 per person*
Deposit registration	£50*
Comprehensive Inventory @ Check In	£60 - £180
Landlord cancelling a let before a tenant moves in	£350 plus costs
During and Renewing a Tenancy	Charge £
Paperwork for renewing a tenancy	£120
Organising trade services / visits to property	£20* plus costs
Right to Rent renewal	£20* per person
Removal of occupant / sharer	£375
Addition of new occupant / sharer at the same time	£75
Ending a Tenancy	Charge £
Comprehensive Inventory @ Check Out	£80 - £200
Interest on unpaid fees or other money	3% above Bank of England base rate per annum, calculated daily

Other Management Services (on request)	Charge £
Issuing a rent increase	£75
Change in ownership set up, per property based on the work involved	£120 - £600
Hourly Rate (all other work on Landlords request)	£100 / £200 an hour
Serving a Section 13 Notice	£50
Attending court per hour	£120
Attending court (one of our Directors) per hour	£240
Making a payment outside the UK	£30
Submitting non-resident landlord returns to HMRC per landlord	£100 per quarter
Duplicated statement	£30 per copy
Copy of head lease from the HM Land Registry website (where available)	£5
Transferring deposit to landlord or other agent during tenancy	£75
For managed tenancies only:	
Organising works on property in excess of £500	10% admin fee
Getting quotes, if you then decide against any work	£120
Meeting contractors, third parties to assist with insurance claims, HMO visits and/or any additional property visits	£120 per visit
Administration of NRL Tax returns	£120 per quarter
Any license holding (where you live outside of the UK and the local authority scheme insists on a UK-based holder)	£150 per year
For non-managed tenancies only:	
Serving a Section 21 Notice (included with management service)	£50
Notice to quit	£50