

Our Services Explained

	Introduction of Tenants	Rent Collection	Full Management
Advertising including photographs and video tour to compliment marketing	✓	✓	✓
Accompanied viewings and selection of suitable tenants	✓	✓	✓
Obtaining references for proposed tenants, verify ID (Right to Rent) and any guarantee deemed necessary	✓	✓	✓
Preparation and signing of Tenancy Agreement	✓	✓	✓
Preparation of detailed written and photographic inventory by third party (Cost subject to size of property)	✓	✓	✓
Collection of damage deposit equivalent to 5 weeks rent	✓	✓	✓
Collection of first months rent/rent throughout the tenancy & faster payments direct into your account	✓	✓	✓
Checking in of tenant(s) including pre-tenancy safety check	✓	✓	✓
Access to legal hotline to advise on all aspects of legislation	✗	✓	✓
Annual rent review	✗	✓	✓
Update landlords on legal obligations/compliance and changes to any legislation	✗	✓	✓
Grant extension of tenancy onto periodic basis or fixed term	✗	✓	✓
Service of any statutory notices in accordance with the Housing act	✗	✓	✓
Checking out of tenant(s) and negotiation of return of damage deposit in accordance with tenancy deposit scheme	✗	✓	✓
Access to interactive landlord portal	✗	✓	✓
Dedicated Property manager	✗	✗	✓
Initial quarterly visit to the property, including written & photographic report (4 monthly thereafter)	✗	✗	✓
Dealing with maintenance and repairs in accordance with landlords wishes	✗	✗	✓
Out of hours emergency service	✗	✗	✓

Expected Rental value:

£

Fee for service selected	2 weeks rent (Minimum fee £500)	9%	11%
Administration Fee/Inventory (Subject to size of property)	►	► From £100	► From £100
Tenancy deposit scheme (Client Money Protection)	✗	£40	£40
Tenancy Extension	✗	£50	£50
Checkout charge (Subject to size of property)	✗	► From £60	► From £60
Provide Rental Guarantee and Legal Expenses Insurance (Cost quoted is 1 year policy with no excess)	OPTIONAL (£360)	OPTIONAL (£360)	OPTIONAL (£360)

✓ INCLUDED ✗ NOT INCLUDED ► COST DEPENDS ON SIZE OF PROPERTY

ALL PRICES ARE SUBJECT TO VAT

Contact us today for a **FREE MARKET APPRAISAL**