



Lettings & Management Fees

Let Only

8% of the annual rent

Rent Collection

8% of the monthly rent

Fully Managed

10% of the monthly rent

Professional photography	✓	✓	✓
Bespoke marketing strategy	✓	✓	✓
Accompanied viewings and offer negotiation	✓	✓	✓
Professional references, including Right to Rent checks	✓	✓	✓
Arranging EPC, Gas Safety Certificate EICR	✓	✓	✓
Tenancy Preparation, i.e. arranging cleaning or furniture*	✓	✓	✓
Arranging an Inventory, Schedule of Condition C Check-in	✓	✓	✓
Collection of initial rent and deposit	✓	✓	✓
Registering the deposit with the TDS*	✓	✓	✓
Rent Guarantee and Legal Protection Insurance*	✓	✓	✓
Completion of all tenancy documents*	✓	✓	✓
Advising on Local Authority property license	✓	✓	✓
Ongoing collection of rent with payment to you via BACS	✗	✓	✓
Monthly C annual rent statements (perfect for your accountant)	✗	✓	✓
Pursue and provide advice on rent arrears.	✗	✓	✓
Our fee is paid monthly	✗	✓	✓
Tenancy negotiation at each renewal	✗	✓	✓
Update Council Tax and Utility providers with Tenants' details.	✗	✗	✓
Primary point of contact for your tenants	✗	✗	✓
Tenant maintenance portal with 24/7 emergency line	✗	✗	✓
Arrange routine repairs and instruct approved contractors.	✗	✗	✓
Periodic property inspections with detailed reports	✗	✗	✓
Right to rent follow-up checks.	✗	✗	✓
Arranging ongoing safety checks (Gas Safety, EICR, etc.)	✗	✗	✓
Serving initial statutory legal notices for possession	✗	✗	✓
Advising on deposit deductions at the end of the tenancy	✗	✗	✓
Property Management while vacant*	✗	✗	✓

*Additional Fees will apply