

## Schedule of Fees

### For Landlords

#### Fully Managed Service

	Initial set up fee being 50% inc. VAT of 1 <sup>st</sup> months' rent subject to a minimum fee of £600.00 inc VAT
	12% inc VAT each month (Minimum £80.00 inc VAT)
Serving Notice (Managed)	£150.00 inc VAT
Extra inspection visits (managed)	£120.00 inc VAT per visit
Check out fee/inventory make	Third party fee - Discuss with team*
Assisting Landlord to deal with a deposit dispute to be Resolved by the Dispute Resolution Service	£150.00 inc VAT

#### Tenant Find Only Service VAT subject to

	75% of the first 1 <sup>st</sup> months' rent inc a minimum fee of £600 inc VAT
Rent Reviews	£180.00 inc VAT
Extension Agreements	£180.00 inc VAT
Inspections for TFO	£72.00 inc VAT
Repairs Co-ordination	£36.00 inc VAT
Alterations to Tenancy Agreements	£60.00 inc VAT
Serving Notice (Tenant Find Only Service)	£300.00 inc VAT

Please be aware that the normal 'tenancy term' is for a period of 6 months

\* Some other fees may apply, please see our website, or discuss with our team for further details.

#### Extra Services

Caretaking – Empty property Care (Terms & Conditions Apply) £72 inc VAT per hour

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### For Tenants

Tenants may be required to make the following permitted payments:

Holding Deposit equivalent to 1 weeks' rent

During the tenancy (payable to the Agent/Landlord) :

Payment of up to £50 inc VAT if you wish to change the tenancy agreement e.g. This could be making changes to the tenancy agreement to enable the following:

- A change of sharer in a joint tenancy
- Permission to sub-let
- A business to be run from the property
- Or any other amendment which alters the obligations of the agreement

Payment of interest for the late payment of rent, at a rate of 3% above the Bank of England Base Rate

Payment for the reasonably incurred costs for the loss of keys/security devices.

