

## Landlord Scale of Fees +VAT

### Platinum: Full Management plus Rent Guarantee

Set up Fee (commencement of each tenancy)	<b>£250.00 +VAT</b>
Monthly Management Fee	<b>14% of monthly rental +VAT</b>
Renewal of tenancy or extension to the same tenant	<b>£50.00 +VAT</b>
Referencing for each tenant	<b>£60.00 +VAT</b>

### Gold: Full Management Service

Set up Fee (each time the property is let)	<b>£250.00 +VAT</b>
Monthly Management Fee	<b>10% of monthly rental +VAT</b>
HMO Monthly Management Fee	<b>12% of monthly rental +VAT</b>
Renewal of tenancy or extension to the same tenant	<b>£50.00 +VAT</b>
Referencing for each tenant	<b>£60.00 +VAT</b>

### Silver: Rent Collection/Part Management

Set up Fee (commencement of each tenancy)	<b>£250.00 +VAT</b>
Monthly Part Management Fee	<b>6% of monthly rental +VAT</b>
Renewal of tenancy or extension to the same tenant	<b>£50.00 +VAT</b>
Referencing for each tenant	<b>£60.00 +VAT</b>

### Bronze: Let Only

6 Month Agreement	<b>£350.00 +VAT</b>
12 Month Agreement	<b>£400.00 +VAT</b>
Renewal of tenancy or extension to the same tenant	<b>£100.00 +VAT</b>
Referencing for each tenant	<b>£60.00 +VAT</b>

### Credit Check and References Including Right to Rent Check

Credit Check, Full Reference and Right to Rent Check	<b>£60.00 +VAT – each</b>
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### Energy Performance Certificate\*

(Required by law as from the 1 <sup>st</sup> October 2008)	<b>£70.00 +VAT</b>
* Please note that this lasts for 10 years once it has been carried out.	

### Landlord Gas Safety Check and Boiler Service\*

(Required by law only for properties that supply gas)	<b>£80.00 +VAT</b>
* Please note that this is to be carried out by law and the checks need to be carried out every year.	

### Electrical Installation Condition Report\*

(Required by law as from the 1 <sup>st</sup> June 2020)	<b>£165.00 +VAT</b>
* Please note that this is to be carried out by law and the checks need to be carried out every 5 years.	

### Portable Appliance Testing Checks

Electrical appliances should be routinely checked for safety but it is not a legal requirement.	
Up to 5 Items	<b>£55.00</b>
More than 5 Items	<b>POA</b>