

SCALE OF CHARGES

All charges quoted are inclusive of VAT

Full Management Plus	15% of the monthly rent (12.50%+VAT)	Tenant Find	90% of the first month's rent (75%+VAT)
<i>Additional Charges – Tenant Find Services</i>			
Full Management	13% of the monthly rent (10.83%+VAT)	Unfurnished Inventory Service	Equivalent to one week's rent
<i>Additional Charges – Full Management Services</i>		Vacant Property Inspections	£40.00 (per visit) plus mileage at £0.55 per mile
Set Up Fee	£360.00	Tenancy Renewal Fee	£150.00
Vacant Property Inspections	£40.00 (per visit) plus mileage at £0.55 per mile	End of Tenancy Property Condition Report	£200.00
Tenancy Renewal Fee	£150.00	Memorandum of Rent Increase	£80.00
		Addendum to Tenancy	£80.00
Rent Collection Plus	10% of the monthly rent (8.33%+VAT)	Preparation & Service of Section 21 Notice	£120.00 plus mileage at £0.55 per mile
		Preparation & Service of Section 8 Notice	£120.00 plus mileage at £0.55 per mile
Rent Collection	8% of the monthly rent (6.67%+VAT)	Deposit Dispute Management	£150.00
<i>Additional Charges – Rent Collection Services</i>		The fees under all the above services are payable when any individual or organisation enters into an agreement to rent the Property as a result of our promotion, introduction, or viewing by the Agent.	
Set Up Fee	£360.00		
Vacant Property Inspections	£40.00 (per visit) plus mileage at £0.55 per mile		
Tenancy Renewal Fee	£150.00		
End of Tenancy Property Condition Report	£200.00		
Memorandum of Rent Increase	£80.00		
Addendum to Tenancy	£80.00		
Preparation & Service of Section 21 Notice	£120.00 plus mileage at £0.55 per mile		
Preparation & Service of Section 8 Notice	£120.00 plus mileage at £0.55 per mile		
Deposit Dispute Management	£150.00		
		Cancellation Fee	
		Where the Landlord cancels the Agent's instruction to provide a management service, the Landlord will pay a fee. The charge will be equal to the greater of either the management fees due to the end of the fixed term of the tenancy agreement, or the equivalent of three months management commission.	
		Tenant Permitted Payment Fees which may apply: (inc. VAT)	
		<ul style="list-style-type: none"> £50.00 charge or any reasonable costs incurred for any variations concerning the tenancy agreement Interest on rent arrears charged at 3% above Bank of England base rate calculated from the 14th day payment became due up until the payment is received. £360.00 - early termination fee (with Landlords prior consent). £50.00 – charge for a letter concerning rent arrears sent after 14 consecutive days of non payment. 	