

	Bronze: Let Only	Silver: Rent Collection	Gold: Fully Managed	Platinum: Gold plus Rent Guarantee
Setup Fee	Setup fee 60% of the initial months rent plus VAT	Setup fee £300+VAT	Setup fee £300+VAT	Setup fee £300+VAT
Monthly Commission	✗	6% of monthly rent plus VAT	10% of monthly rent plus VAT	14% of monthly rent plus VAT
Property Assessment & Compliance Check	✓	✓	✓	✓
Marketing of Property	✓	✓	✓	✓
Accompanied Viewings	✓	✓	✓	✓
Right to Rent checks	✓	✓	✓	✓
Sanction checks	✓	✓	✓	✓
Credit checks <i>up to 2 tenants included - additional charge per tenant</i>	✓	✓	✓	✓
Income and affordability checks <i>up to 2 tenants included - additional charge per tenant</i>	✓	✓	✓	✓
Preparation of Assured Periodic Tenancy Agreement	✓	✓	✓	✓
Basic Inventory <i>detailed inventories available POA</i>	£45+VAT	£45+VAT	✓	✓
DPS Deposit Registration	£25+VAT additional charge POA for disputes	£25+VAT additional charge POA for disputes	✓	✓
Issuing of Prescribed Information	Included with registration	Included with registration	✓	✓
Tenant and Landlord Tenancy Packs	✓	✓	✓	✓
6 Monthly Inspection	✗	✗	✓	✓
Collection of Monthly Rents <i>payment made within 2 workings days of receipt</i>	✗	✓	✓	✓
Maintenance Coordination <i>deducted from rent payment, unless agreed otherwise</i>	✗	✗	✓	✓
Arrange Property Compliance Certificates <i>deducted from rent payment, unless agreed otherwise</i>	£30+VAT additional charge on top of certificate price	£30+VAT additional charge on top of certificate price	✓	✓
Rent Increase (Section 13) <i>at landlords request – maximum once per year</i>	£70+VAT	£50+VAT	✓	✓
Annual Landlord Statement <i>at landlords request</i>	✗	✓	✓	✓
Issuing of Notices	£100+VAT	£100+VAT	✓	✓