

13. Fee Schedule

	Let Only	Basic	Essential	VIP
Residential and non-licensed Properties	100% of 1 Months' Rent inc VAT (Minimum Fee of £750 inc VAT)	12% inc VAT	14% inc VAT	18% inc VAT
New Tenancy SET-UP FEES (Whole Property)	INCLUDED	£420.00 inc VAT*	£220.00 inc VAT*	INCLUDED
Referencing & Right to Rent (*Set-up fee includes 2x tenants)	INCLUDED	£40 inc VAT per additional tenant / guarantor	£30 inc VAT per additional tenant / guarantor	£26 inc VAT per additional tenant / guarantor
Rent Guarantee Insurance	NA	From £50 Per Month	From £50 Per Month	From £30 Per Month
Renewal of Tenancy Agreement (no changes)	£280.00 inc VAT (additional Service)	£80 inc VAT	£50 inc VAT	INCLUDED
Inventory (depending on size/furnished etc)	INCLUDED	From £160 inc VAT	From £160 inc VAT	INCLUDED
Check-out Inspection	From £150 inc VAT for up to 2 bedrooms plus £15 per additional room (additional Service)	From £150 inc VAT for up to 2 bedrooms plus £15 per additional room	From £150 inc VAT for up to 2 bedrooms plus £15 per additional room	£150 inc VAT = 2 bedroom £165 inc VAT = 3 bedroom £175 inc VAT = 4 bedroom
Deposit Protection Registration Fee	INCLUDED	£50 inc VAT per annum	£25 inc VAT per annum	£20 inc VAT per annum
Overseas Landlord / NRL 1 Exemption	NA	£50 inc VAT per quarter	£30 inc VAT per quarter	£25 inc VAT per quarter
Cancellation of Management Service Fee inc. Selling	NA	2 months written notice plus 1 months' rent	2 months written notice plus 1 months' rent	2 months written notice plus 1 months' rent
Annual Property Visits/Inspection	£100 inc VAT (additional Service)	£80 inc VAT	£65 inc VAT	INCLUDED
Council Accompanied Visits	NA	£150 inc VAT	£150 inc VAT	£150 inc VAT
Mould & Damp Inspection	NA	£100 inc VAT	£100 inc VAT	£100 inc VAT
Ad Hoc Property Inspection	£100 inc VAT	£100 inc VAT	£100 inc VAT	£100 inc VAT
Pre-Check Out Report	NA	£80 inc VAT	£80 inc VAT	£80 inc VAT
Landlord Withdrawal from Offer	Minimum £450 inc VAT	Minimum £450 inc VAT	Minimum £450 inc VAT	Minimum £450 inc VAT
Key Cutting	At cost plus £50 inc VAT (additional Service)	At cost plus £25 inc VAT	At cost plus £10 inc VAT	At cost
Serving Section 21 Notices (no rent arrears)	£180 inc VAT (additional Service)	£50 inc VAT	INCLUDED	INCLUDED

Serving Notices (With rent arrears)	Case by Case Min £400 inc VAT (additional Service)	Case by Case Min £400 inc VAT	Case by Case Min £400 inc VAT	Case by Case Min £400 inc VAT
Serving Section 13 Rent Increase Notices	£100 inc VAT (additional Service)	£60 inc VAT	£40 Inc VAT	INCLUDED
Serving Any Other Legal Notice	£100 inc VAT	£100 inc VAT	£100 inc VAT	£50 inc VAT
Court Attendance	£250 inc VAT per Day			
Bailiff Attendance	£150 inc VAT plus cost of Court Appointed Bailiff			
Empty Property Management	£80 inc VAT per visit plus £200 to be held on Landlords Property Account (additional Service)			
Monies held on Property / Float Account	NA	£250	£250	£250
Refurbishment / Furnishing Service	Price Depending on Work Required			
Equipment Loan	From £60 inc VAT per week			
Work Supervision – Landlords own contractors	From £150 inc VAT per visit (additional Service)			
Out of Hours Attendance at Property	NA	£100 inc VAT	£100 inc VAT	£80 inc VAT
EPC Exemption Application Form	From £400 inc VAT			
Land Registry Check	£20 inc VAT	£20 inc VAT	£20 inc VAT	INCLUDED
Landlord ID Online Verification Check	£20 inc VAT	£20 inc VAT	£20 inc VAT	INCLUDED
Providing Tenancy Documents / Statements after Management has ended	From £100 inc VAT			
End of Year / Quarterly Statements	NA	£40 inc VAT or free via Payprop Landlord App	£20 inc VAT or free via Payprop Landlord App	INCLUDED & Free via Payprop Landlord App
Landlord Gas Safety Certs	From £95	From £95	From £95	From £95
EICR	From £180	From £180	From £180	From £180
Legionnaires Risk Assessment	From £120	From £120	From £120	From £120
EPC & Floorplans	From £120	From £120	From £120	From £120
Staff Hourly Rates for work out of general scope of business	Staff = £60 per hour Management = £120 per hour Director = £250 per hour			
Tenants Purchase the Property	1% inc VAT of agreed sale price			
Off Market Sales Service	2% inc VAT of the agreed sale price charged to seller			
Buy To Let Advisory Service	One to One Advice – from £250 inc VAT Group Workshop – from £100 inc VAT			
Project Management	A percentage of the total cost of works undertaken Min £300 inc VAT			
Land Rescue Service	Initial Advice - £300 inc VAT Services required following as above and bespoke quote depending on circumstances			
Marketing Packages	Professional Photography and Videography depending on size of property minimum of £150 inc VAT			