



FULL PROPERTY MANAGEMENT

·Management fee at the rate of **12% (inc VAT)** of rent received (**minimum £54.00 inc VAT**).

Initial Setting up fees: **£180.00 (inc VAT)**

Setting up fees for second or subsequent tenancies: **£120.00 (inc VAT)**

Renewal of agreement to an existing tenant(s): **£60.00 (inc VAT)** charge split with the Tenant.

Withdrawal of instructions: Where **The Landlord** withdraws instruction to let **The Property** after a completed application and satisfactory references have been received a withdrawal fee to cover all marketing costs will be charged at **£240.00 inc VAT**.

Ending Management with tenant in occupation: **60% of a month's rent (inc VAT)** subject to minimum fee of **£540.00 (inc VAT)** with three months written notice.

There is a legal obligation to have a valid EPC for a property when we commence marketing. HR Lettings are able to arrange the provision of an EPC for **£99.00 (inc VAT)**

TENANT FIND SERVICE

60% (inc VAT) of the first month's rent (minimum **£540.00 inc VAT**)

Withdrawal of instructions: Where **The Landlord** withdraws instruction to let **The Property** after a completed application and satisfactory references have been received- a withdrawal fee to include marketing costs of **£240.00 inc VAT** will be charged.

Energy Performance Certificate: **£90.00 (inc VAT)**

Gas Safety Certificate & Service (Boiler Only) : **£99.00 (no VAT)**

Gas Safety Certificate & Service (Boiler & Gas Fire) : **£140.00 (no VAT)**

Inventory Fee: **£120.00 (inc VAT)**

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