



all fees including VAT at 20%

Description		
Landlord AML, PEP and Financial Sanctions Checks (per landlord)		£42
Tenancy Agreement and Written Statement		£330
Referencing (per tenant/guarantor)		£36
Right to Rent Checks (per tenant)		£24
Follow up Right to Rent Checks (per tenant)		£24
Financial Sanctions Check (per tenant)		£12
Deposit Registration (per calendar month)		£8
Re-issue of Deposit Certificate		£30
Transfer of deposit to Landlord Tenancy Deposit Scheme		£150
Coordinating Deposit Adjudication Claim		£180
Rent Review, Serving Statutory Section 13 Notice and Deposit Update		£240
Serving Statutory Section 8 Notices <small>Schedule 2 of the Housing Act 1988 – New Grounds 1 and 1a</small>		£180
HMRC Non-Resident Landlord Return for Withheld Tax (per quarter)		£60
Landlord Annual Statement Summary (per property)		£60
Void Management Property Visits (per visit)		£120
Void Management (subject to works required)		per quote
Post over 100g per Envelope (plus postage costs)		£5
Key Cutting Arrangement Fee (plus cost of key)		£12
Property Renovation and Improvements (percentage surcharge on contractor invoice)		12%
Accompanying Landlord's Contractors (per hour) <small>Subject to a minimum of one hour</small>		£120
Courts and Tribunals (per hour) <small>Subject to a minimum of one hour</small>		£180
Tenancy Addendums / Variation of Contract		£180
Section 48 Notices		£90
Landlord Withdrawal from Proposed Tenancy (see page 11)		£240
Sale of Property Administration (see page 11)		£420
Energy Performance Certificate (valid for 10 years) <small>Includes arrangement of visit to property by EPC assessor</small>		£150
Electrical Installation Condition Report (valid for 5 years) <small>Includes arrangement of contractor visit and certificate - remedial costs to be advised</small>		£360
Gas Safety Record (valid for 12 months) <small>Includes arrangement of contractor visit and certificate</small>		£144
Gas Safety Record (valid for 12 months) and Boiler Service <small>Includes arrangement of contractor visit, certificate and service</small>		£234

Smoke Detector (valid for 10 years) Includes installation		£110.40
Carbon Monoxide Alarm (valid for 10 years) Includes installation		£110.40
Portable Appliance Test (valid per tenancy or 12 months) Includes arrangement of contractor visit and certificate		£144
Legionella Risk Assessment (valid per tenancy or 12 months) Includes arrangement of contractor visit and certificate		£122.40
Inventory Services Furnished properties are subject to a 20% surcharge		
Studio/One bedroom		£259.20
Two bedrooms		£295.20
Three bedrooms		£331.20
Four bedrooms		£432.00
Five bedrooms		£496.80
Six bedrooms +		per quote
Rent Guarantee		
Rents up to £700.00	£259.20	POA
Rents between £701.00pcm - £2,000pcm (per calendar month)		£34.20
Rents between £2,001pcm - £3,000pcm (per calendar month)		£44.40
Rents between £3,001pcm - £5,000pcm (per calendar month)		£55.80
Rents between £5,001pcm - £8,000pcm		£69.00

*All fees are subject to annual increase