

## SERVICE LEVEL FEES (Including VAT)

Initial Set Up Fee	£525.00
Tenant Find Fee	8.3% of the annual rent payable, subject to a minimum fee of £600
Rent Collection Fee	10% of the monthly rent payable
Fully Managed Fee	18% of the monthly rent payable
Tenant Referencing Fee (Per Applicant)	£25

## ADDITIONAL SERVICES (Ask for more detail, if required)

SERVICE	FEE + VAT	TOTAL Inc. VAT
Annual Renewal Of The Deposit With TDS	£62.50	£75.00
Tenancy Renewal	£75.00	£90.00
Vacant Period Management	£29.17 per hour	£35 per hour
Energy Performance Certificate (Epc)	£85.00	£102.00
Smoke Alarm Installation + One Detector	£50.00	£60.00
Carbon Monoxide Alarm Installation + One Detector	£50.00	£60.00
Key Cutting (+ Cost Of Keys)	£12.50	£15.00
Completion Of Licenses (Hmo, Selective Etc)	£150	£180.00
Extra Property Inspections	£50.00	£60.00
Heating System Drain Downs	£62.50	£75.00

## FEES WE MAY CHARGE APPLICANTS AND TENANTS INCLUDING VAT

Security Deposit	5 Week's rent
Keys/security device replacement	Charged at cost + agents time at a rate of £15/hour
Early termination of a tenancy within the fixed term	Subject to landlords agreement – The fees incurred by the landlord to re-let the property
Removal of a tenant	£50
Addition of a new tenant	£50
Changing a tenant	£50
Change to rental payment date	£50
Amend the tenancy to allow a pet	£50
Late payment of rent charged at a daily rate	3% above Bank of England base rate (per annum)