



## Our Services

### Gold – 12.5%

- 50% of 1 month's rent or £250 Finder's Fee (Whichever is greater)
- £200 re-let fee
- Property Advertising
- **Website**
- **Zoopla**
- **Social Media**
- Find Tenant (Vetted)
- In House Referencing/Credit checks
- Know your tenant
- Prepare Tenancy Agreement
- Collect rent and Deposit
- Transfer rent to landlord
- Full management
- **Accompanied Viewings**
- **Organize repairs/Negotiate repairs**
- **Full use of TLC contractors**
- **Gas, EPC and Electrical safety certificates and organized Inspections.**

### Silver – 10%

- 50% of 1 month's rent or £300 Finder's Fee (Whichever is greater)
- £200 re-let fee
- Property Advertising
- **Website**
- **Zoopla**
- **Social media**
- Find Tenant (Vetted)
- In House Referencing/Credit checks
- Prepare Tenancy Agreement
- Collect rent and Deposit
- Transfer rent to landlord
- Property management
- **Accompanied Viewings**
- **Notification of Repairs required**
- **Use of our contractor 10% surcharge**
- **Inspections**
- **Gas, EPC and Electrical safety certificates and organized Inspections.**

\*\*All prices above are subject to prevailing rate of VAT.

## Find Tenant only

- 1 Month's rent as a Finder's Fee Property Advertising  
**Website**  
**Zoopla**  
**Social media**
- Find tenant (Vetted) and Prepare tenancy agreement
- In House Referencing/Credit checks
- Collecting/Registering deposit and first month rent
- Viewings and Inventory on move in

## Additional Services

- |  |                                |
|--|--------------------------------|
| • Preparing a Tenancy Agreement for landlord               | <b>£150.00</b>                 |
| • Inventory  | <b>£150.00</b>                 |
| • Inspection   | <b>£150.00</b>                 |
| • Renewal of Tenancy or amendment                          | <b>£ 90.00</b>                 |
| • Attendance Fee (as instructed) per hour                  | <b>£ 45.00</b>                 |
| • Issuing notices  | <b>£ 80.00</b>                 |
| • Retrieval of Archived Documents                          | <b>£ 50.00</b>                 |
| • Preparing documentation for eviction and attending court | <b>£300.00 plus court fees</b> |
| • Preparing "Warrant of Possession"                        | <b>£ 90.00 plus court fees</b> |
| • Preparing "Pre-Court Action Protocol"                    | <b>£300.00 plus court fees</b> |
| • Court Attendance Fees                                    | <b>£150.00</b>                 |
| • UC47 Application   | <b>£ 45.00</b>                 |
| • Section 8 Notices  | <b>£ 45.00</b>                 |
| • Section 21 Notices                                       | <b>£ 45.00</b>                 |
| • Section 13 Notices (to increase rent)                    | <b>£ 25.00</b>                 |
| • Occupation Contract transition documents                 | <b>£100.00</b>                 |
- Gas Safety inspections, Electrical safety inspections, Energy performance certificate and Legionella Risk Assessments are based on the contractor rates.

**Any other additional services please call or email us for quotes.**

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