



THE ESTATE COMPANY

FEES TO LANDLORDS

LET ONLY:**10%***i.e. £500 per week property x 52 weeks of the year = £26000. 10% of the annual rent = £2600*

Let only service includes marketing the property, carrying out accompanied viewings, arranging for the inventory to be carried out, carrying out the relevant checks on the potential tenant including credit checks and referencing and finalising the tenancy agreement.

LET & FULL MANAGEMENT SERVICE:**15%***i.e. £500 per week property x 52 weeks of the year = £26000. 15% of the annual rent = £3900*

Full management includes marketing the property, carrying out accompanied viewings, arranging for the inventory to be carried out, carrying out the relevant checks on the potential tenant including credit checks and referencing, finalising the tenancy agreement as well as getting quotes for repairs and arranging for repairs within the property, carrying out two routine inspections per annum and notify the landlord of the outcome, advising all relevant utility providers of changes and hold the keys throughout the tenancy term.

RENT COLLECTION:**£30 per month****£25 excluding VAT**

As an additional service we can also offer a monthly rental collection, pursue non-payment of rent and provide advice on rent arrears.

CHECK IN, INVENTORY, INTERIM INSPECTION & CHECK OUT FEE:

Before your new tenants move in an inventory report and check-in will need to take place. This report documents the condition of the property, which will be used in support of any deposit disputes.

	Inventory	Check in	Inventory & Check in	Interim Inspection	Check out
Studio	£110	£100	£150	£80	£100
1 Bedroom	£130	£120	£170	£90	£120
2 Bedroom	£155	£130	£195	£100	£130
3 Bedroom	£175	£140	£220	£110	£140
4 Bedroom	£200	£150	£240	£120	£150
5 Bedroom	£220	£160	£260	£130	£160
6 Bedroom	£240	£170	£280	£140	£170
7 Bedroom	£260	£180	£300	£150	£180

***Please be advised that under The Consumer Rights Act 2015 The Estate Company advises that we do not have Client Money Protection (CMP) Insurance.**

*** We are members of The Property Ombudsman (TPO) for Sales and Lettings and subscribe to TPO's Codes of Practice. This is a government approved independent redress scheme.**