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Landlord Fees

Tenant find Only:

- 90% of the first month's rent inc. VAT (75% + VAT)

Tenant find and managed:

- 60% of the first month rent (50% +VAT)
- 14.4% pcm management inc. VAT (12% +VAT)

Additional fees:

- Inventory starting at £144 inc. VAT (£120 inc. VAT) increases with increased size of property
- Tenant referencing £180 inc. VAT (£150 +VAT) and £50 plus VAT (£60 inc. VAT) for each person thereafter.
- EPC £102 inc. VAT (£85 +VAT)
- Tenancy renewal £180 inc. VAT (£150 +VAT)
- Property maintenance work involved in obtaining quotes a 20% plus VAT charge.
- Cancellation fees - if you cancel your contract within the 14 day period, you agree to meet our initial marketing and administration costs of £400.00 plus VAT (£480 inclusive of VAT) together with the costs of any EPC we have ordered on your behalf.
- If any potential tenants have been through the referencing process and the landlord pulls out of a tenancy at no fault of the tenants or ourselves we reserve the right to charge a £180 inc. Vat (£150 +VAT) fee for each tenant reference.
- In relation to utilities and council tax bills, for clients living abroad we can assist further in relation to utilities subject to an additional fee agreed with you.
- Managed properties, where we are involved with obtaining quotes for non-urgent repairs, our fees for any work will be chargeable at the rate

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"Client Care for Clients who Care, with Properts - The Family Business"

This e-mail is from Properts Solicitor Estate Agents Ltd (Company No. 08321468) trading as Properts Solicitor Estate Agents of 13 Beaufort Square, Chepstow, NP16 5EP.

of £180 inc. VAT per hour (£150 + VAT). We will agree any such work with you at the time.

- DPS – if you wish to dispute the deposit being returned to the tenant, the time we spend dealing with the dispute is chargeable at the rate of £180 inc. VAT per hour (£150 + VAT). We will agree any such work with you at the time.
- Terminating the management agreement – There will be an administration charge of £240 inc. VAT (£200 +VAT) for transferring of all tenancy files to another agent
- Anti Money laundering compliance – We must check your identity and we make a charge for doing so of £60 inc. VAT per person (£50 +VAT).

Tenant find only

- As your Agent we are responsible to submit the deposit to the DPS within the statutory period. You will be required to open your own account and provide your account number during the tenancy period so the deposit can be transferred to your name. Failure to do this which results in us having to deal with the return of the deposit at the end of tenancy will incur a chargeable rate of £180 inc. VAT per hour (£150 + VAT).