

ASHBOURNE

Estate Agents

WWW.ASHBOURNE-ESTATEAGENTS.CO.UK

Deposit Registration Fee: £3.60 per month (Inc VAT)

£96.00 (Inc VAT) Let Only

- Register landlord and tenant details and protect the security deposit with a Government-authorised scheme
- Provide the tenant(s) with the Deposit Certificate and Prescribed Information within 30 days of tenancy

Renewal Fee:

£234.00 (Inc VAT)

- Contract negotiation, amending and updating terms and arranging a further tenancy and agreement

Checkout Fee:

£132.00 (Inc VAT)

- Carryout detailed checkout report at the end of the tenancy and compare against the original inventory and report on any defects.

LEVEL OF SERVICE OFFERED:

Tenant Find: 90% of rent (Inc VAT)

Rent Collection: 12% of rent (Inc VAT)

INCLUDES:

- Collect and remit initial month's rent received
- Agree collection of any shortfall and payment method
- Provide tenant with method of payment
- Deduct any pre-tenancy invoices
- Make any HMRC deduction and provide tenant with the NRL8 (if relevant)

INCLUDES:

- Collect and remit the monthly rent received
- Deduct commission and other works
- Pursue non-payment of rent and provide advice on rent arrears actions
- Make any HMRC deduction and provide tenant with the NRL8 (if relevant)

Fully Managed: 14.4% of rent (Inc VAT)

INCLUDES:

- Collect and remit initial month's rent received
- Pursue non-payment of rent and provide advice on rent arrears actions
- Deduct commission and other works
- Advise all relevant utility providers of changes
- Undertake two inspection visits per annum and notify landlord of the outcome
- Arrange routine repairs and instruct approved contractors (providing two quotes)
- Hold Keys throughout the tenancy term
- Make any HMRC deduction and provide tenant with the NRL8 (if relevant)

Setup Fee (Landlords Share): £540.00 (Inc VAT)

- Agree the market rent and find a tenant in accordance with the landlord guidelines
- Advice on refurbishment
- Provide guidance on compliance with statutory provisions and letting consents
- Carry out accompanied viewings (as appropriate)
- Market the property and advertise on relevant portals
- Erect board outside property in accordance with Town and Country Planning Act 1990
- Advise on Non-resident tax status and HMRC (if relevant)