

Agents Fees – Landlord

Explanation of Fees

Service Level – New Let/Extension

Let Only

Standard 12%

Provide a market appraisal, advise on a refurbishment required and provide legal guidance to ensure your property let complies with the law. Erect a To Let board, advertise on relevant portals and conduct viewings until a suitable Tenant is found. We will administer the setting up of the tenancy and collect the first month's rent and dilapidations deposit

Rent Collect

Standard 15%

In addition to Let Only, collect the rent from the Tenant throughout the tenancy and pursue non-payment of rent, providing regular statements

Rent Collect Plus

Standard 17%

In addition to Let Only and Rent Collect, cover lost rent if a Tenant defaults and process the claim

Managed

Standard 18%

In addition to Let Only and Rent Collect, hold keys to the property so that repair/maintenance can be organised as required

Managed Plus

Standard 20%

In addition to Let Only, Rent Collect and Managed, cover lost rent if a Tenant defaults and process the claim

Set Up Fee

A fixed upfront fee for arranging the setting up of a tenancy which could include some additional services listed below

Additional Services

Tenancy Agreement Fee – new let/extension

£210

Preparation and completion of the contract with the Tenant

Deposit Registration Fee

£66

An annual fee for registering a Tenant dilapidation deposit with a Government approved scheme

Check In Fee

£POA

Preparation of a comprehensive report on the condition of the property upon move in



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Check Out Fee	£POA
Preparation of a comprehensive report on the condition of the property upon moving out	
Property Inspections (per visit)	£66
Preparation of a report providing the current condition of the property	
Inventory Fee	£POA
Preparation of a report providing details of the contents of the property with a Schedule of Condition	
Energy Performance Certificate Fee	£90.00
Arranging for a Domestic Energy Assessor to provide an EPC certificate	
Administration Fee	10% of total cost
Administering any insurance claims, legal claims or other professional matters	
Arrangement Fee	£12
Arranging for contractors to carry out any safety reports/certificates. The report is an additional cost	
Court Attendance	£180 per day
To appear in court to submit evidence as requested	
Service of Notices	£108
The preparation and serving of Notices : Form 6A, Section 8 and/or Section 13	
Non Resident Landlord Tax Return	£108
Preparation of the annual statutory Inland Revenue tax return	

All fees quoted are inclusive of VAT at the prevailing rate where applicable.

Andrews Letting & Management is an ARLA Licensed Member. Client Money Protection (CMP) is provided by ARLA Propertymark. Independent Redress is provided by The Property Ombudsman

