

Rent collect: 14.4 % (inc VAT) of rental income per month plus initial set-up fee (as detailed below per tenancy)

To include: Collection of monthly rent, rent demands for arrears, provision of monthly statements, provision of year-end statement to accountant if required

Fully managed: 19.2 % (inc VAT) of rental income per month plus initial set-up fee (as detailed below per tenancy)

All of the above plus: handling of all maintenance issues, organisation of independent four-monthly inspections, renewals of safety inspections and EPC, negotiation of deposit disputes, provision of evidence for formal arbitration purposes, access to Landlord Advice Service

Not included: Contract renewals (£150 including VAT), rent increases (£210 including VAT) additional property visits / attending for maintenance works / wait time for services (£120 including VAT per hour); overseas payments @ £30 per transaction; key holding service with weekly inspection £144 including VAT per month; key-cutting £50 including VAT

Scaled initial set-up fee to include: *(With breakdown of itemised fees in brackets; professional time charged @ £120 inc VAT per hour):*

Preparation of particulars, To Let board, uploading onto relevant property portals (£180 inc. VAT)

Professional photography and floorplan (£180 inc. VAT)

Right To Rent checks: (£120 inc. VAT)

Formal applicant phone-out (£120 inc. VAT)

Accompanied viewings within office hours (£60 inc. VAT per viewing)

Administration of tenant referencing (£120 inc. VAT)

Organisation of all safety inspections and EPC (£120 inc. VAT)

Organisation of transfer of utility bills (£120 inc. VAT)

Preparation of formal tenancy contract (£120 inc. VAT)

Deposit registration (FOC)

Professional independent inventory (£120 to £300 inc. VAT)

Personal accompanied tenant check-in service (£120 - £180 inc. VAT)

Professional independent check-out report (£120 to £180 inc. VAT)

Per new tenancy:

Up to £600 pcm: £450 inc VAT

Up to £900 pcm: £550 inc VAT

Up to £1200 pcm: £600 inc VAT

Up to £1500 pcm: £650 inc VAT

Up to £1800 pcm: £700 inc VAT

Up to £2500 pcm: £750 inc VAT

Above £2500 pcm: £800 inc VAT

For our Fully Managed and Rent Collect Services - Security Deposits are registered with The Deposit Protection Service

This firm is a member of a client money protection scheme C0122198

Harrison James & Hardie is ARLA PropertyMark protected and a member of :

