

Rental Fees

Tenant find only - £499 + VAT or half of one month's rent whichever is greater

Carrying out viewings and securing a tenant

Full reference check to be carried out on the tenant (and a guarantor check if required)

Preparation of the Assured Shorthold Tenancy and right to rent guide along with the bond scheme information

For an **extra £100.00+vat** in this package we can offer a full schedule of condition and to hold the bond in a protected scheme, this would also include to check the tenant in and out of the property.

Fully managed package - £299+ VAT set up fee (this is re chargeable every time there is a new tenant)

10% + VAT of the rent collected each month.

Carrying out viewings and securing a tenant

Full reference check to be carried out on the tenant (and a guarantor check if required)

Preparation of the Assured Shorthold Tenancy (there is no additional charge for duplicate or new tenancy agreements) and right to rent guide along with the bond scheme information

Full inventory and holding of bond in a protected scheme

Moving the tenant in and out of the property

Contacting Darlington Council, Northumbria water and gas and electricity suppliers when the tenant moves in and out of the property

Three monthly property inspections

Arranging yearly gas checks

Arranging 5 yearly Electrical Inspection Condition Reports

We have a 24hr service for maintenance issues that may arise

We handle any disputes which may occur at the end of the tenancy

Fees for Unmanaged clients

New tenancy agreement/ required document checklist for an existing tenant - £100.00+vat

New tenancy agreement - £50.00+vat

Section 8 Notice - £100.00+vat

Section 21 Notice - £50.00+vat

Rent review notice - £50.00+vat