



	Classic	Essential	VIP	Company Let
Residential and non-licensed Properties	10% inc VAT	12% inc VAT	14% inc VAT	Agreed on a case-by-case basis
New Tenancy SET-UP FEES (Including Tenant Find Fee)	£350.00 inc VAT*	£250.00 inc VAT*	INCLUDED	One months' rent
Referencing & Right to Rent (*Set-up fee includes 2x tenants)	£40 inc VAT per additional tenant / Guarantor	£30 inc VAT per additional tenant / Guarantor	£15 inc VAT per additional tenant / Guarantor	INCLUDED
Rent Protection	From £46	From £46	From £30	N/A
Renewal of Tenancy Agreement (no changes)	£65 inc VAT	£45 inc VAT	INCLUDED	INCLUDED
Inventory (depending on size/furnished etc.)	£110 inc VAT	£110 inc VAT	INCLUDED	From £110 inc VAT
Check-out Inspection	£110 inc VAT	From £75 inc VAT for up to 2 bedrooms	INCLUDED	From £100 inc VAT for up to 2 bedrooms Plus £15 per additional room
Deposit Protection Registration Fee	£30 inc VAT	£15 inc VAT	INCLUDED	N/A
Overseas Landlord / NRL 1 Exemption	£50 inc VAT	£30 inc VAT	INCLUDED	INCLUDED
Cancellation of Management Service Fee inc. Selling	2 months written notice plus £250	2 months written notice plus £250	2 months written notice plus £250	See Clause 11
Property Visits/Inspections	£80 inc VAT	£65 inc VAT	INCLUDED	£65 inc VAT
Key Cutting	At cost plus £25 inc VAT	At cost plus £10 inc VAT	At cost	At cost plus £25 inc VAT
Serving Section 21 Notices (no rent arrears)	£50 inc VAT	INCLUDED	INCLUDED	N/A
Serving Notices (With rent arrears)	Case by Case Min £300 inc VAT	Case by Case Min £300 inc VAT	Case by Case Min £300 inc VAT	Case by Case Min £300 inc VAT
Serving Section 13 Rent Increase Notices	£45 inc VAT	INCLUDED	INCLUDED	N/A
Court Attendance	£250 inc VAT per Day			
Bailiff Attendance	£150 inc VAT plus cost of Court Appointed Bailiff			

Empty Property Management	£80 inc VAT per visit plus £200 to be held on Landlords Property Account			
Monies held on Property / Float Account	£250	£250	£250	£250
Refurbishment / Furnishing Service	Price Depending on Work Required			
Equipment Loan	From £60 inc VAT per week			
Work Supervision - Landlords own contractors	From £100 inc VAT per visit			
Out of Hours Attendance at Property	£100 inc VAT	£50 inc VAT	£25 inc VAT	£100 inc VAT
EPC Exemption Application Form	From £400 inc VAT			
Land Registry Check	£14 inc VAT (if applicable)	INCLUDED	INCLUDED	£14 inc VAT
Landlord ID Online Verification Check	£10 inc VAT (if applicable)	INCLUDED	INCLUDED	£10 inc VAT
Providing Tenancy Documents / Statements after Management has Ended	From £50 inc VAT			
End of Year / Quarterly Statements	£40 inc VAT or free via Payprop Landlord App	£20 inc VAT or free via Payprop Landlord App	INCLUDED & Free via Payprop Landlord App	£40 inc VAT or free via Payprop Landlord App
Landlord Gas Safety Certs	At cost	At cost	At cost	At cost
EICR	At cost	At cost	At cost	At cost
Legionnaires Risk Assessment	At cost	At cost	At cost	At cost
EPC & Floorplans	At cost	At cost	At cost	At cost
Staff Hourly Rates for work out of general scope of business	Junior = £50 per hour Management = £100 per hour Director = £200 per hour			
Buy To Let Advisory Service	One to One Advice – from £200 inc VAT			
Project Management	A percentage of the total cost of works undertaken Min £300 inc VAT			
Landlord Rescue Service	Initial Advice - £300 inc VAT Services required following as above and bespoke quote depending on circumstances			
Marketing Packages	Professional Photography and Videography depending on size of property minimum of £150 inc VAT			

