

<u>Service</u>	<u>Cost Including VAT</u>
Tenant Find Let Only Service:	1 calendar month's rent up to £1000.00
Fully Managed Let + Tenant Find Set Up Service:	1 calendar month's rent
+ Monthly Management Service	12% of gross monthly rent per calendar month (subject to a minimum fee of £60pcm)
Tenant Find & Rent Collection Only Service:	1 calendar month's rent
+ Monthly Management Service	+10% of gross monthly rent per calendar month (subject to a minimum fee of £50pcm)
Inventory & Check-in & Deposit Protection	Included within prices above
Gas safety certificate	£100.00 plus £10 per additional appliance
Electrical Safety Test	POA – dependent on property size. £125.00 - £150.00 approx.
Portable Appliance Testing (PAT)	Approx. £2.50 per appliance when instructed with an electrical safety test
Energy Performance Certificate (EPC)	£90.00
Tenancy Renewal Fee	£85.00 for Let Only £60.00 for Fully Managed Let £60.00 for Tenant Find & Rent Collect Only
Dis-instruction Fee (for fully managed lets only)	3 months management fees as notice and release from contract

The Property Ombudsman web: www.tpos.co.uk Tel: 01722 333306

My Deposits web: www.mydeposits.co.uk Tel: 0333 3219401

Client Money Protect web: www.clientmoneyprotect.co.uk Tel: 0333 3219414

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