

**AGENCY FEES - July 2018**

**Full Managed Service:**

10% + VAT (12% incl. VAT) of the monthly rent plus £300 +VAT (£ 360 including VAT) for new tenancy set up, deposit registration (TDS) and Peach inventory

**Rent Collection Service**

6% +VAT, (7.2% incl. VAT) of the monthly rent plus £ 300 +VAT (£ 360 including VAT) for new tenancy set up, deposit registration (TDS) and Peach inventory

Rent Guarantee (For a full 12 month rent guarantee) £144

Please note for properties that are unfurnished over 3 bedrooms and furnished properties the setup fee will be by negotiation or for landlords with multiple properties. Please ask for details.

**Non Managed Service:**

Tenant Find (Including Tenancy Agreement. Minimum fee of £420)	50% +VAT of the first month's rent (60% including VAT)
Tenancy Agreement renewal	£150 +VAT (£180 including VAT)
Section 21 Notice	£150 + VAT (£180 including VAT)
Registration of Tenants Deposit (Into Landlords name)	£50 +VAT (£60 including VAT)
Inventory, to include check in and check out	£200 + VAT (£240 including VAT)
Additional cost to inventory per room if furnished	£24 (£28.80 including VAT)

**General Service:**

Energy Performance Certificate (by law all rental properties require an EPC prior to marketing)	£80 + VAT (£96 including VAT)
Sales Commission (In the event that the client sells a property to a tenant introduced by the agent)	1.5% of the sale price + VAT (1.8% of the sale price including VAT)
Dealing with Clients Insurance Claims (Minimum fee of £60)	5% of claim + VAT (6% of the sale price including VAT)
Cancellation Fee (In the event of the client withdrawing the property from East of Exe register after references have been applied for on any prospective tenants)	£240 + VAT (£288 including VAT)