



FEES TO: LANDLORDS

WWW.URBAN-HOME.CO.UK

Deposit Registration Fee: £54.00 (Inc VAT) Fully Managed and Rent Collect **£90.00 (Inc VAT) Let Only**

Register landlord and tenant details and protect the security deposit with a Government-authorized scheme
Provide the tenant(s) with the Deposit Certificate and Prescribed Information within 30 days of tenancy

Renewal Fee: £180.00 (Inc VAT) Fully Managed and Rent Collect **£300.00 (Inc VAT) Let Only**

Contract negotiation, amending and updating terms and arranging a further tenancy and agreement

Checkout Fee: £30 (Inc VAT) per room Fully Managed and Rent Collect **£50.00 (Inc VAT) Let Only**

Carryout a detailed report of condition along with photographs

Tenant Find: 90% of rent (Inc VAT)

INCLUDES:

- Collect and remit the monthly rent received
- Agree collection of any shortfall and payment method
- Provide Tenant with method of payment
- Deduct any pre-tenancy invoices
- Make any HMRC deduction and provide tenant with the NRL8 (if relevant)

Rent Collection: 12% of rent (Inc VAT)

INCLUDES:

- Collect and remit the monthly rent received
- Deduct commission and other works
- Pursue non-payment of rent and provide advice on rent arrears actions
- Make any HMRC deduction and provide tenant with the NRL8 (if relevant)

Fully Managed: 14.4% of rent (Inc VAT)

INCLUDES:

- Collect and remit the monthly rent received
- Pursue non-payment of rent and provide advice on rent arrears actions
- Deduct commission and other works
- Advise all relevant utility providers of changes
- Undertake two inspection visits per annum and notify landlord of the outcome
- Arrange routine repairs and instruct approved contractors (providing two quotes)
- Hold Keys throughout the tenancy term
- Make any HMRC deduction and provide tenant with the NRL8 (if relevant)

Fully Managed and Rent Collect

Setup Fee (Landlords Share): **£ 420.00 (Inc VAT)**

- Agree the market rent and find a tenant in accordance with the landlord guidelines
- Advice on refurbishment
- Provide guidance on compliance with statutory provisions and letting consents
- Carry out accompanied viewings (as appropriate)
- Market the property and advertise on relevant portals
- Erect board outside property in accordance with Town and Country Planning Act 1990
- Advise on Non-resident tax status and HMRC (if relevant)