

Dee Atkinson & Harrison

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WWW.ARLA.CO.UK

CLIENT MONEY PROTECTION
(CMP) PROVIDED BY: ARLA



INDEPENDENT REDRESS
PROVIDED BY: TPOs



FEES TO: LANDLORDS

www.dee-atkinson-harrison.co.uk

Let Only: 78% of rent including VAT

- Advice on the letting prospects and rental guide
- Basic local advertising – additional advertising can be arranged at an agreed cost
- “To Let” board where required
- Marketing on Dee Atkinson & Harrison website, Rightmove.co.uk, On The Market
- Arranging and accompanying viewings
- Taking up references on the proposed tenant(s) using Homelet.
- Preparation of the tenancy agreement
- Preparation of an Inventory and Schedule of Condition (for furnished or substantial properties an additional cost may be payable but this would be agreed prior to the inventory being prepared). (NB loft voids will not be inventoried or inspected)
- Advice on statutory and other requirements
- Arranging initial gas safety checks if applicable and requested
- Arranging Energy Performance Certificate if required and requested
- Collection of first month's rent and deposit Registration of deposit with the Tenancy Deposit Scheme at the commencement of the tenancy
- Unless otherwise informed automatic re-registration of the bond and reissuing of the prescribed information when the tenancy becomes statutory periodic

Subject to minimum fee of
£270 including VAT

Fully Managed: 66% of rent Inc. VAT

*This includes the items under the Let Only service together with:

- Collection of rent in accordance with the Tenancy Agreement
- Transfer of rent (after monthly deductions) to landlord's bank account
- Regular visits to the property (interior, exterior and grounds are checked where appropriate) (NB loft voids will not be checked)
- Repairs and maintenance worked carried out with landlord's approval
** In the case of an emergency and the landlord being unobtainable, work may be arranged without the landlord's approval
- Arranging annual gas appliance safety checks
- Final checkout of property and release of bond at end of tenancy (as appropriate)

Subject to minimum fee of £270 Inc. VAT or
60% including VAT of rent for re-lets

Additional Fees & Charges

Arranging EPC	£90.00 including VAT	Tenancy renewal	£90.00 including VAT
Registration of deposit with TDS + management	£60.00 including VAT	Void Inspections (within 10 miles)	£60.00 including VAT
Property Checkout	£72.00/hour including VAT	Valuation (written)	£90.00 including VAT
Provide Tenancy Agreement (AST)	£90.00 including VAT	Serve Section 21	£60.00 including VAT
Provide Tenancy Agreement & register deposit	£144.00 including VAT	Serve Section 13	£60.00 including VAT
Provide Inventory & Schedule of Condition	£72.00/hour including VAT	Overseeing refurbishment under £2500	12% of net cost
Overseeing refurbishment over £2500	£fixed fee by negotiation	Additional requests by agreement	£72.00 including VAT