



Harpers & Co Landlord Fees

LET ONLY:

Find a tenant fee of one month's rent plus VAT. (subject to minimum fee of £500 plus VAT)

Collect and remit holding fee. Collect and remit initial months' rent received. Collect and remit 6 weeks deposit received. Conduct full credit reference checks on all applicants. Preparation of the Assured Shorthold Tenancy Agreement. (AST). Collect and remit check out admin inventory fee. Provide tenant with method of payment.

LET ONLY & RENT COLLECTION:

12% (Inclusive of VAT) and find a tenant fee of 3 weeks rent plus VAT. (subject to a minimum fee of £450 plus VAT)

Collect and remit holding fee. Collect and remit initial months' rent received. Collect and remit 6 weeks deposit received. Conduct full credit reference checks on all applicants. Preparation of the Assured Shorthold Tenancy Agreement. (AST). Collect and remit check out admin inventory fee. Rent collection and remittance via BACS. Provide tenant with method of payment. Arrange tenant renewals and advice on rent increase. Updating landlord of current safety and regulations compliance. Issuing rental statements for preparation of Tax Returns.

FULLY MANAGED SERVICE:

14% (Inclusive of VAT) and find a tenant fee of 3 weeks rent plus VAT (subject to a minimum fee of £450 plus VAT)

Collect and remit holding fee. Collect and remit the monthly rent received. Collect and remit 6 weeks deposit received. Conduct full credit reference checks on applicants. Preparation of the Assured Shorthold Tenancy Agreement. (AST). Collect and remit check out admin inventory fee. Provide tenant with method of payment. Deduct commission and other works. Advise all relevant utility providers of changes. Undertake inspections and notify landlord of the outcome. Arrange routine repairs and instruct approved contractors (providing two quotes). Arranging tenants renewals and advice on rent increase. Hold keys throughout the tenancy term.

ADDITIONAL SERVICES (BEFORE TENANCY)	FEES(Inc VAT)
Check –in inventory and schedule of condition	Subject to size
Arranging Gas Safety	£85
Energy Performance Certificate (EPC)	£90
ADDITIONAL SERVICES (END OF TENANCY)	FEES(Inc VAT)
Tenancy extension	£100
Serving of notice to gain possession (free of charge to managed properties)	£90
Court fees for appearing as a witness	£120 per hour
Preparing & submitting documentation for adjudication to the tenancy deposit scheme (TDS)	£240

Service	1 Bed/Studio	2 Bed	3 Bed	4 Bed
Inventory Make (Inc VAT)	£90	£100	£110	£125
Check in (with the tenant using the inventory prepared a few days earlier) (Inc VAT)	£80	£90	£100	£140

*Please note Harpers & Co does not offer Client Money Protection (CMP)

*Independent redress provided by The Property Ombudsman Services (TPOS)