

# PRIVATE ACCOMMODATION FEES TO LANDLORDS

## Let-Only

The FutureLets fee for this service inclusive of VAT is:

- £180 per single introduction **OR**
- 50% of the net cost of 1 month's rent for joint introduction, or £300, whichever is the greatest
  - *E.g. Rent collected £900 – landlord will be charged £450 + £90 (VAT), Total deductions £540*

This service includes:

- Market property to students by means of internal/external media
- Arrange and conduct all viewings
- Prepare and sign all tenancy agreements (send copies to landlord)
- Process first month's rent payment and deposit, and transferring of funds

## Rent Collection

The FutureLets fee for this service inclusive of VAT is:

- 8% of net cost of rent collected
- £180 per single introduction, **OR**
- 50% of net cost of 1 month's rent for joint introduction, or £300, whichever is the greater
  - *E.g. Rent collected £900 – landlord will be charged £450 + £90 (VAT), Total deductions £540*

This service includes:

- Market property to students by means of internal/external media
- Arrange and conduct all viewings
- Prepare and sign all tenancy agreements (send copies to landlord)
- Process first month's rent payment and deposit, and transferring of funds
- Administer the late payment processes
- Manage the collection of rents throughout the term of tenancy and the transferring of funds

## Full Management

The FutureLets fee for this service inclusive of VAT is:

- 10% of net cost of rent collected
- £180 per single introduction, **OR**
- 50% of net cost of 1 month's rent for joint introduction, or £300, whichever is the greater
  - *E.g. Rent collected £900 – landlord will be charged £450 + £90 (VAT), Total deductions £540*

This service includes:

- Market property to students by means of internal/external media
- Arrange and conduct all viewings
- Prepare and sign all tenancy agreements (send copies to landlord)
- Checking in and checking out tenants
- Accommodation inspection at midpoint of tenancy
- Arrange and liaise with contractors for maintenance and repairs
- Administer the late payment processes
- Manage the collection of rents throughout the term of the tenancy and the transferring of funds
- Acting as first point of contact for tenants

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## NON-OPTIONAL FEES

- Landlord Registration Free (one-off fee) - £90

## ADDITIONAL SERVICES

- **Inventory Fee - £96**
  - Conduct detailed photographic inventory at property
- **Management of Deposit Process - £45**
  - Register landlord and tenant details and protect the security deposit with a Government authorised scheme
  - Provide tenants with Prescribed Information within 30 days of the start of the tenancy
  - Negotiate dilapidation and repairs with tenant and landlord
- **Arrangement for Fee Works – 10% of Net Cost**
  - Liaise with contractor, arrange access and request quotes from contractor where required
  - Ensuring work has been carried out in accordance with specification of requirements
  - Retaining any warranty or guarantee as a result of any works
  - Obtaining more than two contractor quotes - £12.50 per quote
- **Tenant Renewal Fee - £96**
  - Contract negotiation, amending and updating terms and arranging further tenancy agreement
- **Annual Gas Safety Certificate - £74**
- **Energy Performance Certificate (EPC) - £70 - £75**