

KINGS

ESTATES

MANAGEMENT SERVICE - 15% + VAT (18%) Charged on a monthly basis

OR

RENT COLLECTION SERVICE - 10% + VAT (12%) Charged on a monthly basis

ADDITIONAL

RENT PROTECTION SERVICE - 3% + VAT (3.6%) Charged on a monthly basis

Additional Charges per tenancy

Setup Fee – (Inclusive of Tenant Find and Tenancy Agreement):	£500.00 + VAT (£600.00)
Inventory	£125.00 + VAT (£150.00)
Check out	£100.00 + VAT (£120.00)
Periodic Inspections where required or requested	£20 + VAT (£24.00)
Deposit Registration Fee:	£25.00 + VAT (£30.00)
Landlord Sanction Checks:	£20.00 + VAT (£24.00) per owner/director/beneficiary
Tenant references /Right to Rent Check / Sanction & PEP Check / Guarantor References:	£25.00 + VAT (£30.00) per applicant.

Tenant Reference charges are not payable if a tenancy does not proceed.

We are required to carry out Landlord sanction checks at regular intervals or whenever there is a change of tenant.

HMO/Student properties over four bedrooms will be charged an additional £50.00 + vat (£60.00) per room on the initial tenant find fee on a managed/rent collection service.

Rent Protection Service is subject to a minimum charge of £25 + VAT (£30) per month.

Rent Protection Service is only available on a Rent Collection / Management service. Not provided on a Let only service.

LET ONLY SERVICE - SOLE AGENCY - 8 %+ VAT (9.6%) OF THE ANNUAL RENT

OR

LET ONLY SERVICE – MULTI AGENCY – 9% + VAT (10.8%) OF THE ANNUAL RENT

The following minimum fees apply if the let only fees of 8% / 9% + VAT fall below the following amount:

£600.00 + VAT (£720.00)	- Studio / 1 bedroom Properties
£800.00 + VAT (£960.00)	- 2 bedroom Properties
£1000.00 + VAT (£1200.00)	- 3 Bedroom Properties +

Tenant references are charged at £25.00 + VAT (£30.00) per applicant. This includes Right to Rent & Sanction checks and any guarantor references if required. Charges are not payable if a tenant fails references. Tenant references are always charged in addition to the Letting fee.

Landlord Sanction Checks: £20.00 + VAT (£24.00) per owner/director/beneficiary

We are required to carry out sanction checks at regular intervals or whenever there is a change of tenant..

(Please tick and initial the service (s) required)

Arranging Gas Safety
Certificate:

Contractor invoice plus £36.00 arrangement fee

Arranging Energy
Performance Certificate:

Contractor invoice plus £36.00 arrangement fee

Arranging Electrical Installation
Condition Report:

Contractor invoice plus £36.00 arrangement fee

Inventory for a let only service:

Quote can be supplied upon request

Please note Kings Estates do not perform a Check in and Check out on a Let Only Service.

*Prices quoted inclusive of VAT at the rate of 20% - This is subject to change

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