Services & Fee's Payable

Below is a breakdown of all our services and charges. Please note that not all these fees are payable throughout a single tenancy. Some of the services ae included in our Full Management Package and not all the below services may be required. Please speak to us for more details about these charges.

LANDLORD CHARGES	
Full Management Service	10% & 1.5 Weeks Rent Set Up Fee or £195.00 whichever is the greater
Let Only Fee	50% of the monthly rent or £275.00 whichever is greater
Gas Safety Certificate	£60.00 *
EPC Report	£60.00
Legionella Report	£80.00
Inventory Charge (One/Two Bedroom)	From £95.00 *
Inventory Charge (Three/Four Bedroom)	From £125.00 *
Inventory Charge (Five Bedroom Plus)	From £200.00 *
Periodic Visits	£30.00 *
Section 21 Notice	£95.00 *
Section 8 Notice	£95.00
Tenancy Renewal Fee	£50.00 for a fixed term or £20.00 for periodic
Take Over Management Set Up Cost	£100.00
Annual Accounts Statement	£45.00
Withdrawal Fee (Tenant Found)	50% of the monthly rent or £275.00 whichever is greater
Withdrawal Fee (During Management)	Three months' notice
TENANT CHARGES	
Administration Fees	
Rent Up To £695.00PCM	£200.00
Rent Between £700.00 - £1,000.00PCM	£250.00
Rent from £1,000.00PCM	£300.00
Guarantor Referencing Fee	£45.00
Tenancy Renewal Fees	
Periodic	£75.00
6 Month Tenancy Agreement	£50.00
12 Month Tenancy Agreement	£25.00
Other Potential Fee's	
Tenancy Name Change	£95.00 Per New Tenant (Referencing Included)
Key Cutting	From £7.50 Per Key
Early Tenancy Re-Let Fee	1.5 Weeks Rent
Late Rent Payment	£15.00
SHARED PROPERRTY CHARGES	
Student Administration Fee	£75.00 (Including Guarantor Application)
DSS/Professional Administration Fee	£125.00 (Including Guarantor Application)
Landlord HMO House Rental Fee	1.5 Weeks Rent or £195.00 whichever is the greater
Landlord HMO Management Fee	10%
Landlord Room Rental Fee	£125.00 Per Room

*Included in our Full Management Package (Please note that No VAT is payable to My Pad)