

LANDLORDS FEE STRUCTURE

FULLY MANAGED

- Free consultation: achievable rent, presentation, market condition
- Ensure property legally compliant to let, assist with legal obligations
- Marketing, advertising on website, online portals, prominent office windows
- Arrange & accompany viewings
- Professional Independent Referencing with credit checks
- Inventory & Schedule Report
- Tenancy Agreement & Legal Paperwork
- Deposit Submission into the Deposit Protection Scheme (DPS)
- Reported property Inspections
- Tenancy Renewals
- Obtaining quotes & co-ordinating maintenance
- Monthly rent collection & statements
- Ensuring legal requirements are met throughout tenancy – arranging EPC, EICR, Gas Safety
- Serving of legal notices
- End of tenancy management
- Rent Reviews

£420 (including VAT) – no hidden costs, and 8% + VAT of monthly rent

Special discounted rates available on monthly management fees for Landlords with multiple properties with Wainwrights.

NON-MANAGED (TENANT FIND ONLY)

- Free consultation: achievable rent, presentation, market condition
- Ensure property legally compliant to let, assist with legal obligations
- Marketing, advertising on website, online portals, prominent office windows
- Arrange & accompany viewings
- Professional Independent Referencing with credit checks
- Inventory & Schedule Report
- Tenancy Agreement & Legal Paperwork

*From 50% + VAT of the first months' rent *

Please ask for details of optional extra services that Wainwrights can provide. If you require a different service, we can accommodate to suit your needs.

PROPERTY RENOVATION & MANAGEMENT

- Consultation on property improvements
- Detailed maintenance programme using our team of qualified tradespersons
- Ensure all legal standards met before letting
- Management of renovation works & updates

From 15% (including VAT) of cost. Dependent on scale of works. Please ask for more details