

BELVOIR!

Property is personal

Belvoir Newcastle Landlord Fees

1) Introduction Only Service	£300.00 (inclusive of VAT) payable for each letting where the tenant is introduced through the Agent and is passed to the agent to carry out own referencing and move in documentation.
2) Let Only Service	90% (inclusive of VAT) of the first months rent payable for each letting where the tenant is introduced through the Agent
3) Letting and Rent Collection Service	7.2% (inclusive of VAT) of the rent received, deducted by the Agent
4) Full Management Service	Our ongoing Full Management Fee is 12.6% (inclusive of VAT) (10.5% + VAT) of the rent received. Let Fee taken over 2 months 50% plus Vat in month one and 25% plus Vat taken in month two
Inventory service	£120.00 (inclusive of VAT) per property
Duplicate statements	£12.00 (inclusive of VAT)
Professional hourly rate	£54.00 (inclusive of VAT) Charged by the Agent when required to carry out any additional services
Check out	£120.00 (inclusive of VAT) per property
Void property inspections	£50.00 (inclusive of VAT) (per week payable four weekly in advance of requirement)
Tenancy renewal fee	£120.00 (inclusive of VAT)
Annual Deposit Administration Charge*	£60.00 (inclusive of VAT)
CP12 (Gas Safety Check)*	£75.00 (inclusive of VAT)
Legionella Risk Assessment*	£60.00 (inclusive of VAT) on 1 st Let. £36.00 (inclusive of VAT) on subsequent lets
Energy Performance Certificate*	£80.00 (inclusive of VAT)
Fixed Wire Electrical Certificate*	£195.00 (inclusive of VAT)
Statutory Declaration*	£20.00 (inclusive of VAT)
Insurance Claim Handling Fee	£12% (inclusive of VAT)
Mid Term Inspection	£60.00 (inclusive of VAT)
Rent & Legal Protection Insurance*	£289.00 (inclusive of VAT) If cover is not required, please advise before your tenancy starts.
Licence Application plus cost of licence*	£250.00 (inclusive of VAT)
Annual Licence Compliance*	£42.00 (inclusive of VAT)
Installing Carbon Monoxide Alarm*	£48.00 (inclusive of VAT)

***All but these charges are included in the Fully Managed Service**

All prices subject to change after two month's written notice.

We hold Client Money Protection Insurance through the Safeagent Scheme.

Cancellation – In the event of cancellation during a tenancy the minimum fee that would be payable is the agreed Let Only Fee, plus other costs incurred, including during a fixed term the management fees are due until the end of the fixed term and any disbursements such as arranging the EPC, CP12 or other works.

Where applicable all charges are subject to the current rate of VAT.

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