

	LET ONLY	RENT COLLECTION	FULL MANAGEMENT	PREMIUM MANAGED <small>NEW</small>
	9.6% X 6 MONTHS INC VAT	12% MONTH INC VAT	14.4% MONTH INC VAT	18% MONTH INC VAT
Service				
Free valuation	✓	✓	✓	✓
Comprehensive marketing	✓	✓	✓	✓
Filtering applicants	✓	✓	✓	✓
Accompanied viewings	✓	✓	✓	✓
Tenant referencing (Employer, Landlord and financial)	✓	✓	✓	✓
Contracts & setup fee	£300 inc	£300 inc	£300 inc	£300 inc
Detailed photographic inventory	(See below)***	(See below)***	(See below)***	(See below)***
Transfer of utilities	—	✓	✓	✓
Biannual inspections	—	£45 ^{OOB}	✓	✓
Managing tenant check-out	£75 ^{OOB}	—	✓	✓
Legislation updates (newsletter)	✓	✓	✓	✓
Gas/Electric/Legionella compliance	—	✓	✓	✓
Key holding service	—	✓	✓	✓
Financial				
Rent collection and processing	1 st month	✓	✓	✓
Contractors' bills and payments	—	—	✓	✓
Deposit Protection	—	✓	✓	✓
Damages claims from deposit	—	£45	£45	✓
Overdue rent management	—	✓	✓	✓
Court claims preparation	£250	£200	£200	£100
Management				
Maintenance instruction and management	—	—	✓	✓
Attendance visits*	—	£45	£45**	✓
Rental income protection insurance	POA	POA	POA	✓