



We would like to provide clarity of the fees that may become payable when you apply to rent a property that we market.

We have set out below how our fees are calculated however some of these fees may not be payable depending on the property that you are interested in applying for.

Please check with a member of the team to confirm which would be applicable.

Administration Fees for Landlords

Fully managed – 20% - Collect and remit the monthly rent received. Pursue non-payment of rent and provide advice on rent arrears. Deduct commission and other works. Preliminary Inspections. HMO Applications and Floor Plans. UNIPOL Applications and Guidance. Deposit dispute assistance. Complaints handling. Refurbishments and guidance with regulations set by Leeds City Council or otherwise.

Let Only – 9% - Refurbishments and guidance with regulations set by Leeds City Council or otherwise. UNIPOL guidance. Collect and remit the first monthly rent received. Collect and remit the deposit.

Inventory charge - £75 – for an inventory to be drawn up for the property and be provided to the tenant and landlord at the start of the tenancy.

Deposit protection - £65 – Per deposit per property

Administration - £100 – Advertising the property on Rightmove, Zoopla etc. Erection of a to let board outside the property. Prepare the tenancy paperwork including comprehensive tenancy agreement.

Letting fee - £15 per room – Carry out accompanied viewings and letting of the property.

Contract Renewal - £50 – For administration of setting up the contract renewal.

Gas Safety Certificate - £90 – Per property. Valid for 12 Months.

Electrical Safety Certificate - £120 – Per property.

Fire safety Certificate - £42 – Per property.

Energy Performance Certificate - £90 – Per property.

HMO Application - £90 – Per property.

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