

Lafford James Limited

Residential Letting Services Fee

LANDLORD	
Fully Managed	
Full Management	11% of Monthly Rent
10 Year Smoke Alarms / CO Alarms	£48
Renewal (fixed or Periodic)	£90
Move Out	£60
Move In	£60
Re Let New Tenant	£180
Inventory	£144
Energy Performance Certificate	£66
Gas Safety Certificate	£78
Legionella Risk Assessment	Actual contractors cost
Rent Guarantee	£120
Hourly rate for Additional Services (by agreement)	£78 per hour
Project Management / Insurance Claims	11% of net invoice
Quarterly Tax Returns Overseas LL's	£60
Key Cutting	Actual cost plus £10
Tenant Find	
Tenant Introduction	7% (of total value of rent)
Renewal	£150
Move Out	£60
Move In	£60
Inventory	£144
Hourly rate for Additional Services (by agreement)	£78 per hour
TENANT	
Admin Fee Includes References (Per Applicant)	£125
Late Payment Admin Fee (after 7 days) PCM	£36
Renewal Fee	£90
Early Release	£300
Failed Inspection or Contractor Visit	£36
Unreturned Keys	Cost of new locks

Fees are quoted to include VAT

Lafford James Limited are members of The Property Ombudsman Scheme Membership number D5885 full details are available on request.

Lafford James Limited protect tenant deposits with My deposits full details are available on request.

Fees current from February 2016