

	Full Management £780 inc VAT & 15% inc VAT of Monthly Rent	Rent Collection £780 inc VAT & 12% of Monthly Rent	Tenant Finding Only £780 inc VAT
Landlord Rent Smart Wales Licence Required	✗	✓	✓
Rental Market Appraisal and Lettings Advice	✓	✓	✓
Advice on landlords statutory obligations	✓	✓	✓
Arrange statutory EPC as required	✓	✓	✓
Advertising on property portals and websites	✓	✓	✓
Comprehensive social media campaign	✓	✓	✓
Tenant pre-qualification	✓	✓	✓
Accompanied viewings	✓	✓	✓
Tenant referencing and affordability checks	✓	✓	✓
Arrange property schedule of condition *	✓	✓	✓
Obtain required safety certificates *	✓	✓	✓
Prepare legally compliant Occupation Contract	✓	✓	✓
Arrange rent guarantee insurance *	✓	✓	✓
Collect monthly rent when due	✓	✓	✗
Pay rent to elected landlords account less management fees and approved expenses with 3 workings days	✓	✓	✗
Monthly rent payment statements	✓	✓	✗
Protection of tenancy deposit	✓	✗	✗
Issuing statutory prescribed information	✓	✗	✗
Notify utility providers of change of occupancy	✓	✗	✗
Instruct required repairs with landlord consent	✓	✗	✗
Arrange annual gas safety check	✓	✗	✗
Mid-tenancy inspections with report	✓	✗	✗
Check In & Check Out procedure	✓	✗	✗
Deposit dispute management	✓	✗	✗
Serve required notices where applicable	✓	✗	✗

\* - additional fees will apply, see additional fees or speak to an agent for more information

Fee Description	Fee Including VAT
Deposit Protection & Prescribed Information (non managed)	£60
Onboard an already tenanted property	£300
Occupation Contact	£240
Tenancy Renewal	£90
Additional/Replacement Printed Monthly Statements	£18
Additional mid-tenancy inspections	£72
Empty Property Inspection	£72
Legionella Risk Assessment	£90
Energy Performance Certificate	from £108
Gas Safety Certificate	quote
Electrical Installation Report	quote
Hourly Rate for Other Work not included in management service	£30 per hour