

# CLIMAX ESTATES

## LANDLORD FEES

DESCRIPTION	FEE
<b>Letting Services Fee</b> - including Marketing, using portals accompanied viewings and offer negotiations	One Month's Rent
<b>Discounted Letting Service Fee</b>	2 Weeks Rent
<b>Tenancy Set Up</b> – including producing the tenancy agreement, completion of paperwork, tenant referencing, registration of tenant's deposit and arranging pre-let works	2 Weeks Rent
<b>Rent Collection</b> - including rent collection, arrears collection accounting and renewal negotiation	8% of rent payable
<b>Full Management</b> – including property maintenance, property visit, service of notices, deposit negotiation together with all services applicable under rent collection	10 % of rent payable
<b>Extension Setup</b> – production of extension tenancy agreement	£70.00
<b>Withdrawal from entering into a tenancy having CLIMAX ESTATES to proceed- Administration Fee</b>	£200.00
<b>Negotiations of deductions from deposit ( Not Fully Managed)</b>	£200.00
<b>Service of Notices Administration Fee ( Including section 8 or 21) where full management service is not taken</b>	£150.00
<b>Tax retention and completion of documentation for HMRC</b>	£70.00 Per Quarter
<b>Extra property Visit</b>	£40.00
<b>Paper copies of statements of account</b>	£3.00 per month
<b>Wait at the property for landlord appointed contractor following an arranged appointment</b>	£40 per hour / part thereof
<b>Undertake partial or total furnishings for the property - Administration Fee</b>	10% of total Value
<b>Key cutting administration charge</b>	£30.00
<b>Gas Safety Administration Fee - Arrangement of Gas Certificate where one is not provided at the commencement of the tenancy - Administration Fee</b>	£55.00