

LANDLORD SERVICE PACKAGES

Century 21 Towerstones

		FULLY MANAGED	RENT COLLECTION	TENANT FIND
		14% of the monthly rent and two weeks rent as a tenancy set up (Incl VAT)	12% of the monthly rent and two weeks rent as a tenancy set up (Incl VAT)	10% as a one-off tenancy set up (Incl VAT)
PREPARE PROPERTY FOR SUCCESS	PROPERTY INSPECTION, LEGAL COMPLIANCE AND METER READINGS	✓	✓	✓
	PHOTOGRAPHY AND MARKETING ONLINE AND IN BRANCH	✓	✓	✓
	ACCOMPANIED VIEWINGS	✓	✓	✓
	BRANDED CLIENT EXPERIENCE	✓	✓	✓
CHECKING IN THE RIGHT TENANT	FULL TENANT REFERENCING WITH CREDIT CHECKS	✓	✓	✓ **
	TENANT AGREEMENT SIGNED (AND GUARANTOR IF REQUIRED)	✓	✓	✓
	TENANCY DEPOSIT (COLLECTION, REGISTRATION AND RELEASE) AND FIRST MONTHS RENT COLLECTION	✓	✓	✓ **
	FIRST MONTHS OWNERS STATEMENT	✓	✓	✓
DURING THE TENANCY	MONTHLY RENT COLLECTION AND ARREARS MANAGEMENT	✓	✓	
	MONTHLY RENT ALLOCATION AND DISTRIBUTION	✓	✓	
	MONTHLY OWNER STATEMENTS	✓	✓	
	PAYMENT OF INVOICES	✓	✓	
	GUARANTEED RENT PROTECTION	✓		
	ROUTINE VISITS	✓		
	GENERAL MAINTENANCE	✓		
	EMERGENCY MAINTENANCE	✓		
	ELECTRICAL AND GAS SAFETY RENEWAL NOTICES	✓		
	ONLINE MAINTENANCE REPORTING	✓		
	NON-RESIDENT LANDLORD TAX MANAGEMENT	✓		
	24/7 TENANT ASSISTANCE	✓		
Tenant find, minimum fee of £1,050 *May incur additional charges*				
ADDITIONAL COSTS incl VAT				
INVENTORY		Price on application		
CHECK OUT		£120		
ENERGY PERFORMANCE CERTIFICATE		£100 (if required)		
GAS SAFETY CERTIFICATE		£100 (if required)		
EICR REPORTS		£150		
LEGIONELLA RISK ASSESSMENT		£60		
FITTING SMOKE/ CARBON MONOXIDE ALARMS		Upon consultation		
TENANCY RENEWAL		£120		
RENT GUARANTEE & LEGAL PROTECTION		Upon consultation		
LET ONLY LEGAL SERVICE		£100 (tenant find only)		
LOST KEYS OR OTHER SECURITY ITEMS		£20 + item cost		
COURT ATTENDANCE		£250		

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Century 21 Towerstones is a trading name of Towerstones EA Limited (Company number 17077833) registered in England and Wales with registered address 164 Mile End Road, London, E1 4LJ