



LAND ESTATES

SALES, LETTINGS & MANAGEMENT

Landlord Information Sheet

Our Full Management/Let only Service

Our Full Management service encompasses the entire letting process from preparing the property for marketing, right through to processing rent and handling any problems that may arise.

Our focus is on letting a property as quickly as possible, to quality residents and at the best possible rental level.

To ensure we achieve this goal we have put together an experienced team to look after our landlords' interests through every step of the rental process. This includes; advising on achievable rent levels, undertaking all marketing activities, sourcing fully referenced residents, drawing up contracts and collecting rent.

And, if a landlord wants a completely hassle free tenancy, we can also look after their properties throughout the length of a tenancy and deal with any renewals.

With Land Estates at the helm landlords are able to relax as they know their property is in the safest possible hands.

Our charges:

Managed or Let Only	Cost
Managed	50% + VAT for 1 st months' rent and 10% + VAT thereafter of the monthly rent (no other hidden fees)
Let Only	75% + VAT - advance fee of one month's rent

Inventory Compilation and Check-Out (charges apply to Let Only Service - this service is included for Managed properties)

Bedrooms	Inventory Compilation		Check out	
	Unfurnished	Furnished	Unfurnished	Furnished
Studio/1 bed	£80.00 + VAT	£100.00 + VAT	£90.00 + VAT	£110.00 + VAT
2	£100.00 + VAT	£120.00 + VAT	£110.00 + VAT	£130.00 + VAT
3	£120.00 + VAT	£150.00 + VAT	£130.00 + VAT	£160.00 + VAT
4	£140.00 + VAT	£170.00 + VAT	£150.00 + VAT	£180.00 + VAT

Terminating, withdrawing from or altering the terms of this agreement

Notice served to end during:	Fee equal to:
month 12 to month 24	75% of one month's rent

Client Money Protection (CMP) provided by Britt Insurance

Independent redress provide by The Property Ombudsman (TPO)