

Hunters Saddleworth Lettings Price List

LANDLORD FEE(S)	Price Excluding VAT	Price Including VAT
Set up fee Fully Managed <i>% of the 1st months rent</i>	50% of the 1 st months rent (agreed)	50% of the 1 st months rent (agreed)
Management Fee % <i>% of the rent pcm</i>	10 % pcm of the rent	12% pcm of the rent
Set Up Fee Tenant Find/Let Only <i>% of the 1st months rent</i>	75% of the 1 st months rent (agreed)	75% of the 1 st months rent (agreed)
Deposit Registration Fee, per Annum	£15	£18
Renewal Fee (<i>Spilt between Landlord & Tenant</i>) <i>Based on a fixed fee Contract negotiation, amending & updating terms and arranging a further tenancy & agreements</i>	£75 per extension (Landlord share)	£90 per extension (Landlord share)
Withdrawal Fee		
Per Inventory/Per Checkout, when not part of normal service/ Cost split between Landlord & Tenant		
Furnished Property	£195	£234
Unfurnished property	£115	£138
Tenancy Agreement	£150	£180
Rent Recovery Warranty	£180 per annum	£216 per annum
Optimum (<i>court costs for non-payment of rent</i>)	£80 for 1 year (<i>renewable subject to Tenant(s) being re-referenced</i>)	£96 for 1 year (<i>renewable subject to Tenant(s) being re-referenced</i>)
Serving Section 21 on Tenant Find	£100	£120
Photocopies of inventory/Tenancy Agreement	£10	£12
Letter for mortgage purposes	£25 refundable if using Hunters Lettings	£30 refundable if using Hunters Lettings
EPC	£60	£72
Gas Safety Cert/Check	£50	£60
Key cutting	£10 plus cost of key	£12 plus cost of key
Portable Appliance Test (PAT)	£	£
Letters confirming address/rent	£25	£30
Changing light bulbs	£25 plus cost of bulbs	£30 plus cost of bulbs
Deposit paid by tenant (not subject to VAT)	* 1 ½ months rent (if tenant is not taking out liability insurance) * 1 months rent plus £100 (if tenant is taking out liability insurance)	
This Office is/is not part of a Client Money Protection Scheme	Name/Ref No	
This Office is part of the Redress Scheme	The Property Ombudsman	

All charges correct at time of print



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Work supervision and arrangement fees	10% for cost of repairs & maintenance work may be made for work carried out in excess of £500.00	12% for cost of repairs & maintenance work may be made for work carried out in excess of £500.00
Fee for two or more quotes for repairs <i>Based on a fixed fee</i>	£23.50 per quote	£28.20 per quote
Fee for time spent in arranging quotes & organising repairs, prior to the letting of the Premises should a let not proceed, or during vacant periods. <i>Based on a fixed fee</i>	£20.00 per quote	£24 per quote
Care-Taking Service; per visit for visiting and checking the Premises during void periods. <i>Based on a fixed fee</i>	£25 per visit	£30 per visit
Administration charge for quarterly returns etc if you are not resident in the UK and do not hold an approval number	£100.00 per quarter	£120.00 per quarter
Administration charge for additional services carried out upon your written request	£25.00 per service	£30 per service