

LANDLORD FEES	Lettings Service	Managed Service
CORE FEES		
Upfront Marketing Fee payable from 1st month's rent	60% of First Rent with a Minimum fee of £714 (net £595)	£594 (net £495)
Commission Fee payable monthly		10.8% (net 9%) per month of rental amount
Prestige Properties over £3,000PCM		12% (net 10%) per month of rental amount
Management Takeover Fee	£234 (net £195)	10.8% (net 9%) per month of rental amount
ADDITIONAL FEES MAY APPLY		
Withdrawal Fee for failed Tenancy Start	3 Months fee	
DEPOSIT		
Initial Deposit Registration	£30 (net £25) initial set up fee	
Claim on Tenants Deposit – Deposit dispute	£102 (net £85)	
COMPLIANCE CHECKS AND CERTIFICATES		
Gas Safety Record	£120 (net £100)	Prestige £150 (net £125)
Gas Safety Record & Service	£150 (net £125)	Prestige £180 (net £150)
Smoke & Carbon Monoxide Alarm Replacement	£60 (net £50) per alarm	
Electrical Installation Condition Report (EICR)	£234 (net £195)	Prestige £414 (net 345)
Portable Appliance Test (PAT)	£115 (net £95.83)	
EICR & PAT	£340 (net £283.33)	
Legionella Risk Assessment	£120 (net £100)	
Energy Performance Certificate (EPC)	£114 (net £95)	
RENT AND LEGAL PROTECTION		
	Monthly	Annual (Payable upfront and cover for 12 months)
£0 - £500	£40.80 (net £34)	£365.00
£501 - £1000	£42 (net £35)	£380.00
£1001 - £1500	£44.40 (net £37)	£400.00
£1501 - £2000	£44.40 (net £37)	£420.00
£2001 - £2500	£45.60 (net £38)	£500.00
£2501 - £3000	£50.40 (net £42)	£570.00
PROPERTY CONDITION ASSESSMENT – Let Only Properties (Managed included within cost)		
	Inventory Check In & Schedule of Condition	Checkout
1 bed property	£180 (net £150)	£144 (net £120)
2 bed property	£180 (net £150)	£144 (net £120)
3 bed property	£198 (net £165)	£180 (net £150)
4 bed property	£216 (net £180)	£180 (net £150)
5+ bed property	Minimum £240 (net £200)	£240 (net £200)
ACCOUNTS		
Providing an Annual Statement for Tax Assessment	£100 (net £83.33)	
Providing copy of Monthly Statement BY POST	£30 (net £25)	

Partridge Homes

MISC		
Licence Application Fee(s): 1) Selective	£360 (net £300)	
Floorplan	£99 (net £82.50)	
Court / Bailiff Attendance Minimum 2 hour charge	£120 (net £100)	
Court / Bailiff Attendance (For Each Additional Hour)	£60 (net £50)	
Completing a Statutory Declaration	£30 (net £25)	
Rental Increase - Section 13 Notice Fee	£48 (net £40)	
Arranging and Supervising Major Building or Refurbishment Work (Service only available on Managed properties.)	12% (net 10%) of total cost of works	
Preparation and service of a Section 8 Notice	Lettings Service £270 (net £225)	Managed Service £250 (net £208.33)
Sales commission if tenant purchases property	To be agreed between parties	
Additional Keys	£30 (net £25)	
AML FEES		
Landlord Check	£21 (£17.50 net) per person	
Tenant Check	£21 (£17.50 net) per person	
Proof of Ownership	£12 (£10 net)	

C Partridge Limited is registered in England & Wales trading as Partridge Homes Estate Agents
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