



burnett's
Individual Property : Individual Service

The Letting Company (Tunbridge Wells) Limited
34 London Road Tunbridge Wells Kent TN1 1BX
Tel: 01892 526677 Established 1984 Fax: 01892 526011
info@lettingcompany.co.uk www.lettingcompany.co.uk

QUICK REFERENCE OF OUR CHARGES AND FEES:

- Management commission: 15% of the monthly rental (+ VAT)
- Rent collection only: 10% of the monthly rental (+ VAT)
- Find a tenant only (Unmanaged): 10% (+ VAT) of the gross six months rental.

Fixed term Tenancy Agreements: £195.00 incl. VAT.

Should you wish for a new Tenancy agreement during a tenancy we shall charge £175 incl. VAT.

Change of named utilities and meter readings (except BT, cable, Sky etc. and metered water) £40.00 + VAT (£48.00 incl. VAT)

Annual tax return for UK resident landlord: £60.00 +vat (£72.00 incl. VAT) Particulars under Taxes Management Act 1970 Section 19

Annual tax return for non-resident UK landlords: £95 + VAT (£ 114.00 incl. VAT)

The Letting Company shall levy a fee of £66 + VAT (£79.10 incl. VAT) to cover the cost of subscription and registration to the Tenancy Dispute Service (TDS) on an annual basis for all properties plus an annual charge of £45 + VAT (£54.00 incl. VAT).

On any disputed claim that has to be submitted to the TDS for arbitration we shall charge an administration fee of £75 + VAT (£90.00 incl. VAT).

For unmanaged properties we can carry out a visit to the property in order to advise on the general condition and minor defects at a cost of £55.00 + VAT (£66.00 incl. VAT) should this be required.

Serving Section 21 Notice for possession by first class post or by hand. £75 + VAT (£90.00 incl. VAT).

Inventories:

Preparation on unfurnished: 12% on the monthly rental. Furnished 15% of the monthly rental.

Check in and check out: unfurnished 8%. Furnished 14%.

Pre-let check where instructed on new build properties, recently purchased or unoccupied £85 incl. VAT

Maintenance surcharge for managed properties on contractors' invoices: 2.5%
Additional repairs: 10% of invoice over £1000.00 where applicable and subject to agreement between parties.