



LANDLORD FEES

Introduction Service: 10% of the first year's rental + VAT

Rent Collection: 10% of the annual rental payable at the commencement of each year + VAT + 2.5% monthly + VAT

Full Management: 10% of the annual rental payable at the commencement of each year + VAT + 5% monthly + VAT

Inventory and Check In: From £210 Including VAT

Check Out Report From £90 Including VAT

(N/A on the introduction service)

Rent and Legal Protection: From £118.80 Including VAT for 6 months' cover

Gas Safety Checks £90 Including VAT

Electrical checks

£216 Including VAT for NICEIC Installation certs (3-5 years)

£130 Including VAT for visual (yearly)

£108 Including VAT for Portable appliance testing only (yearly)

£160 Including VAT for Visual check + portable appliance

Energy Performance Certificates: £118.80 Including VAT

INSTRUCTIONS: The Landlord may only withdraw his/her instructions at the end of a current tenancy term (min 2 years) with the existing tenant we have introduced. The notice period is two months in writing. The penalty for terminating early will be 1 months' rent plus vat. After 2 years should the landlord take over the management with the current tenant a charge will be levied of £600 Including VAT to include the renewing of the tenancy agreement. All the above does not apply should the tenant vacate the property. The above conditions also apply on all further new tenants that are found from the date of the tenancy.

QUARTERLY TAX RETURNS

Quarterly returns made on behalf of overseas Landlords not accepted for self-certification under the Finance Act 1995 will be charged at the rate of £30 Including VAT per quarter.

STATEMENTS Annual statements requested in addition to monthly statements (provided as part of the Agent's management service) and from which the same information may be extracted will be charged separately at the rate of £30 Including VAT.

SELLING THE PROPERTY

If the Tenant(s) (or any person or corporate body associated with the tenant) introduced by Kurtis Letting & Management upon, during or after the tenancy, purchase the property or any interest therein, commission shall be at the rate of 2.5% of the sale price plus VAT due on exchange and payable on completion.

DEPOSIT PROTECTION AND LANDLORDS ON LINE:

A fee of £72 including VAT per year will be charged to insure the deposit through the dispute service scheme and access to our landlords on line service