



# HENDERSON SETTERFIELD

ALL YOUR PROPERTY NEEDS UNDER ONE ROOF

## MANAGEMENT FEES

	FULLY MANAGED	TENANT FINDER
Rental Appraisal & Marketing Advice	✓	✓
Property details with floorplans & photographs	✓	✓
Promoted on Zoopla, Prime Location, On The Market & Social Media	✓	✓
Arrange accompanied viewings	✓	✓
Full inclusive reference check including Right to Rent	✓	✓
Preparing tenancy agreement and other relevant documentation	✓	✓
Deposit protection & prescribed information	✓	£65 + VAT
Detailed written & photographic condition report/inventory	✓	£110 + VAT
Accompanied Check In	✓	£99 + VAT
Meter readings and notification to utility companies	✓	✗
Collection of rent	✓	✗
Periodic inspections	✓	£55 + VAT
Checkouts and negotiating the deposit return	✓	£99 + VAT
Full property management with a 24hr maintenance line	✓	✗
Approved and insured tradesmen	✓	✗
Organising mandatory gas & electrical inspections	✓	✗
Tenancy renewals for landlords	✓	£55 + VAT
Draw up and serve Section 21 and Section 13 Notices	✓	✗
Transfer property management to Henderson Setterfield	✓	✓

### FULLY MANAGED

10% plus VAT (12% Inc VAT)

The equivalent of 2 weeks' rent plus Vat or a minimum of £480 inc Vat at the start of each tenancy, whichever is greater.

### TENANT FIND

The equivalent of 2 weeks' rent plus Vat or a minimum of £570 inc VAT, whichever is greater