

Lettings 12%* NO LET NO FEE
25% Short Let

)* of rent for the whole tenancy term

- ✓ Rental Valuation + Comparables Report
- ✓ Advise on preparing your property to Let
- ✓ Tailored letting strategy and updates
- ✓ Advertising & marketing to suitable applicants via property portals
- ✓ Carrying out COVID cautious accompanied and virtual viewings
- ✓ Finding a tenant(s)
- ✓ Organising Landlord-Tenant meetings
- ✓ Ensuring Landlord complies with statutory obligations (collating and sending Move-In documents)
- ✓ Online document signing
- ✓ Discuss renewal or termination with you before the end of tenancy
- ✓ Negotiating offer particulars
- ✓ Providing tenant with a safe method of payment
- ✓ Renewals and receiving rents

Tenancy Set Up Costs:

- Tenancy Agreement Fee - £375
- Reference per tenant, guarantor, co.- £55
- Right to Rent Checks per person – £35
- Deposit Registration - £60 per annum
- Land registry check £4.80 (non optional if Landlord does not provide proof of ownership on instruction)
- If instructed arrangement fee for cleaning, EPC, Gas cert., EICR, PAT test, installation of alarm etc. £60/each exc. contractor fees.

If the tenancy is 12 months and the rent is £1,500 per month, the fee calculated shall be 12% of the annual rent, so the fee will be £2,160. Minimum commission charge is £1,200. This commission will also be due on every tenancy renewal.

Sales 3%* NO SALE NO FEE

)* of The Sale Price

- ✓ Sales Valuation + Comparables Report
- ✓ Photos + Video + Floor Plan
- ✓ Advise on preparing your property
- ✓ Putting up 'To Buy' board
- ✓ Advertising & marketing to suitable buyers via property portals
- ✓ Carrying out COVID cautious accompanied and virtual viewings
- ✓ Organising Vendor - Buyer meetings (Zoom or in-person),
- ✓ Sales Progression

If the property is sold for £300,000, the fee calculated shall be 3% of the sale price, so the fee will be £9,000. Minimum commission charge is £3,000. This commission will be due on the sale completion.

Service Upgrades Please tick now or add later.

- +3% Lettings Brokerage**
- +1.5% Sales Brokerage**

Service Discounts Please tick now or add later.

Discount on commissions

- 30% if Sole Agency**
- 10% if Dual Agency**

Please note: Service Upgrades can not be combined with Service Discounts.

E-VUE has over 20 years' experience in property; Contact us to discuss your requirements info@e-vue.co.uk

Property Management

1-2 properties + 7.2%
3-4 properties + 6%
5 or more + 4.8%

% of rent for each month property is managed.
£300 float on handover.

- ✓ No arrangement fees
- ✓ Dedicated Account Manager
- ✓ Dealing with day to day management and repairs.
- ✓ 24 hour emergency support for tenants
- ✓ Holding a working fund/float and making payments to vendors
- ✓ Arranging safety certificates, Inventory and check out reports on behalf of Landlord when due (excludes contractors invoice)
- ✓ End of the tenancy process management / return of deposit
- ✓ Chasing late payments of rent
- ✓ Preparing and serving Section 21
- ✓ Change of sharer (if required)
- ✓ Right to rent checks
- ✓ Tenant references
- ✓ Rent Collection
- ✓ Annual Inspection

Additional Services

- Additional property visit £75
- Payment of service charges 120 per annum
- Obtaining consents: £70
- Vacant management fee - £115 per visit
- Consolidated Statement - £30
- Getting quotes, if you organise the work - £600; if you decide against work £120
- Submission of non-resident landlords receipts to HMRC: £450 annually.

E>VUE

Post Move In Costs

- Renewal Tenancy Agreement Fee £250
- Preparing and serving notices - £250
- Transferring deposit during the tenancy - £90
- Helping you recover deposits through TDS adjudication £120 per hour

Inventory (tick now or add later)

- Inventory Check-in £120 (studio) + £30 per room /£35 if furnished. Keys hand-over £50.

Other Costs

- Canceling a let before move in - £350 + costs
- Interest on unpaid fees or money - 3% above Bank of England base rate per annum, calculated daily
- Sending CHAPS (same day payment) in UK - £30
- Making Payment Outside of UK - £30
- Change of occupant on live tenancy £175
- Change of additional sharer that takes place at the same time as above - £75
- Arranging works or refurbishment over £1,000 - 12.% of the net cost of works
- Attending Court - £120 per hour
- Attending Court per hour (by our Director) - £240 ph

Who Should Opt for Brokerage Service Upgrade?

This service is ideal for clients who value their time, who want to work with multiple agents but don't have the time, patience, knowledge, personality or will to handle the calls, pressure and attitude the industry has to offer.

Up to 6 Partner agents to increase exposure, price control, offer management, offer negotiation. **Maximum market coverage, maximum results, minimal effort, low-risk high reward, time-saving.**