



## Products and Services

**No Let No Fee – you pay nothing until a tenant moves in!**

	Products		
	Fully Managed	Let & Rent Collect	Tenant Find Only
<b>Instruct Us &amp; List</b>	<b>FREE</b>	<b>FREE</b>	<b>FREE</b>
<b>Tenancy Set Up</b> (deducted from first months rent)	<b>£450</b> plus vat £540 inc vat	<b>£350</b> plus vat £420 inc vat	<b>75%</b> plus vat 90% inc vat
<b>Monthly Charge's</b>	<b>10%</b> plus vat 12% inc vat	<b>4%</b> plus vat* 4.8% inc vat	
Additional Add-ons Available For All Packages			

Service	Description	Fully Managed	Let & Rent Collect	Tenant Find Only
Instruct Us & Listing	Property valuation	✓	✓	✓
	Advert Creation	✓	✓	✓
	Advertising on Purplebricks, Rightmove, Zoopla, Prime Location & many more	✓	✓	✓
	Open Day Organising and pre tenant vetting before viewing's.	✓	✓	✓
	Viewings & offers managed/negotiated by agent	✓	✓	✓
Tenancy Set Up	Access to Purplebricks Referencing Portal <a href="https://purplebricks.lettings.pb-portal.uk/">https://purplebricks.lettings.pb-portal.uk/</a>	✓	✓	✓
	Full enhanced tenant referencing & credit check	✓	✓	✓
	Legally binding Assured Shorthold Tenancy	✓	✓	✓
Management	Property certificate reminders and renewals	✓	✓	
	Rent collection	✓	✓	
	Monthly digital statement of income and expenditure	✓	✓	
	Legal notices	✓	✓	
	Deposit protection in the Tenancy Deposit Scheme (TDS)	✓		
	Online repair and maintenance portal	✓	✓*	
	Arrangement of maintenance quotes and works	✓	✓*	
	Deposit management including disputes and evidence	✓		
	Emergency £300 maintenance float (balance refunded if not used) this increases to £500 if in a selective landlord licence area.	✓		
	Bi- annual property inspection & report	✓		

\*Available as an additional add on with the Let & Rent Collect Service.

<b>Additional Services &amp; Fees</b>	<b>Prices</b>	<b>Prices Inc VAT</b>
Rent & Legal Protection Insurance (RLP)	Refer to table below	
Maintenance add on for Let & Rent Collect Service*	2% plus vat	2.4% Inc Vat
Professional Photos & Floorplan	From £82.50 plus vat	£99 Inc Vat
Accompanied Viewing Package for open day	From £60 plus vat	£72 Inc Vat
Inventory Report & Check In	From £125 plus vat	From £150 Inc Vat
Check Out and Property Condition Report	From £83.30 plus vat	£100 Inc Vat
Deposit protection in the Tenancy Deposit Scheme (TDS)	£30 plus vat	£36 Inc Vat
Additional property inspection	From £50 plus vat	£60 Inc Vat
Gas Safety Certificate (GSC) valid for 1 year	From £70 plus vat	£84 Inc Vat
Electrical Inspection Condition Report (EICR) valid for 3 or 5 years	From £183.30 plus vat	£220 Inc Vat
Energy Performance Certificate (EPC) valid for 10 years	£80 plus vat	£96 Inc Vat
Smoke alarm (s) – Supply & Fit	From £50 plus vat	£60 Inc Vat
Carbon monoxide alarm – Supply & Fit	£55 plus vat	£65 Inc Vat
License Application (Liverpool)	From £62.50 plus vat	£75 Inc Vat
License Check	£20.83 plus vat	£25 Inc Vat

<b>Rent &amp; Legal Protection</b>		
<b>Rent Amount</b>	<b>Cost</b>	<b>Inc Vat</b>
<b>Up To £1500 pcm</b>	<b>£30</b> plus vat	£36 inc vat
<b>£1501 pcm - £2000 pcm</b>	<b>£37.50</b> plus vat	£45 inc vat
<b>£2001 pcm - £2500 pcm</b>	<b>£45</b> plus vat	£54 inc vat
<ul style="list-style-type: none"> <li>- Safe Guard your rental income and investment</li> <li>- Cover for the total monthly rent, no matter how many tenants are on the tenancy</li> <li>- 100% of the monthly rent paid until vacant possession or up to 15 Months, whichever comes first.</li> <li>- Covers breaches of the tenancy agreement by the tenant, including non-payment of rent and expired section 21 notices</li> <li>- Up to three months' rental payments at 75% following vacant possession (where applicable) <ul style="list-style-type: none"> <li>- Legal expenses up to £100,000 to cover eviction costs</li> </ul> </li> <li>- It's not just non-payment; we also cover other breaches of the tenancy agreement by the tenant.</li> </ul>		