## LANDLORD SERVICE PACKAGES **Century 21 Heston**



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T	FULLY MANAGED 14% of the monthly rent and two weeks	RENT COLLECTION 12% of the monthly rent and two weeks	TENANT FIND 10% as a one-off tenancy set up incl
FTenant find, minimum fee of £720. F* May incur additional charges	rent as a tenancy set up incl VAT	rent as a tenancy set up incl VAT	VAT
Prepare property for success			
Property inspection, legal compliance and meter readings	<b>✓</b>	<b>✓</b>	<b>✓</b>
Photography and marketing online and in branch	<b>✓</b>	<b>✓</b>	<b>✓</b>
Accompanied viewings	<b>✓</b>	<b>✓</b>	<b>✓</b>
Branded client experience	<b>✓</b>	<b>✓</b>	<b>✓</b>
Checking in the right tenant			
Full tenant referencing with credit checks	<b>✓</b>	<b>✓</b>	<b>√</b> **
Tenant agreement signed (and guarantor if required)	<b>✓</b>	✓	<b>✓</b>
Tenancy deposit (collection, registration and release) and first months rent collection	<b>✓</b>	<b>✓</b>	<b>/</b> **
First months owners statement	<b>✓</b>	<b>✓</b>	<b>✓</b>
During the tenancy			
Monthly rent collection and arrears management	<b>✓</b>	<b>✓</b>	
Monthly rent allocation and distribution	<b>✓</b>	<b>√</b>	
Monthly owner statements	<b>✓</b>	<b>✓</b>	
Payment of invoices	<b>✓</b>	<b>✓</b>	
Guaranteed rent protection	✓ A	DDITIONAL C	OSTS incl VAT
Routine visits	<b>✓</b>	Inventory	Price on application
General maintenance, emergency maintenance	<b>✓</b>	Check out Energy performance	£120 £100 (if required)
Electrical and gas safety renewal notices	<b>✓</b>	certificate  Gas safety certificate	£100 (if required)
Online maintenance reporting	<b>✓</b>	EICR reports	£150
Non-resident landlord tax man agement	Leg	ionella risk assessment Fitting smoke/carbon	£60 Upon consultation
24/7 Tenant assistance	<b>√</b>	monoxide alarms Tenancy renewal	£120
	Re	ent guarantee and legal protection	Upon consultation
		Let only legal service	£100 (tenant find only
opyright Century 21 © Each office is independently owned and operated.		Lost keys or other security items	£20 + item cost
entury 21 Heston is a trading name of Heritage EA Limited (Company number 12448		Court attendance	£250

registered in England and Wales with registered address 450 Romford Road, London, E7 8DF.