LANDLORD SERVICE PACKAGES **Century 21 Southampton**



	FULLY MANAGED 10% of the monthly rent incl VAT	RENT COLLECTION 7% of the monthly rent incl VAT	£600 i (w 3 bec 4 & 5 b 6 & 7 b	nc of Vat or 50% of the first month rent + VAT hichever is the greater) HMO: drooms: £1000 inc of VAT bedrooms: £1200 inc of VAT bedrooms: £1400 inc of VAT above bedrooms: £1600 inc of VAT
Prepare property for success				
Property inspection, legal compliance and meter readings	✓	✓		✓
Photography and marketing online and in branch	√	✓		\checkmark
Accompanied viewings	✓	✓		✓
Branded client experience	✓	✓		✓
Checking in the right tenant				
Full tenant referencing with credit checks	✓	✓		/ **
Tenant agreement signed (and guarantor if required)	✓	✓		✓
Tenancy deposit (collection, registration and release) and first months rent collection	✓	✓		√ **
First months owners statement	✓	✓		✓
During the tenancy				
Monthly rent collection and arrears management	√	✓		
Monthly rent allocation and distribution	✓	✓		
Monthly owner statements payment of invoices	✓	✓		
Guaranteed rent protection (free first year)	✓	✓		
Routine visits	✓	ADDITION	AL C	OSTS incl VAT
General maintenance, emergency maintenance	✓	Inv	entory	Price on application
	· ·		eck out	£120
Electrical and gas safety renewal notices	V	Energy perfor cert	mance tificate	£100 (if required)
24/7 Tenant assistance	✓	Gas safety cert		£100 (if required)
* Tenant find, minimum fee of £600		EICR r	eports	Upon consultation Upon consultation
** May incur additional charges		Fitting smoke/o	carbon	£50
		Tenancy re		£144
		Rent guarantee an prot	d legal tection	£30 per month
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Century 21 Southampton is a trading name of THERANOS REAL ESTATE LTD, a contered in England and Wales, company number 09930112 and registered address Road, Southampton, Hampshire, England, SO15 2AJ		Court atter		£250