

# Hunter & Company

## **Lettings Scale of Fees for Landlords (All fees are inclusive of VAT)**

**Standard Management Fee: 12% of annual rent due.**  
**Letting and Rent Collection Fee: 8% of annual rent due.**  
**Letting Only Service Fee: 6% of rent due (subject to a Minimum Fee of £600.00).**

**All above fees are chargeable on an annual basis and will commence year on year should a tenancy renew with the current tenant.**

### **Other fees to consider are:**

#### **Inventory and check-in (at start of tenancy):**

From £210.00 INC VAT

#### **Check Out Report & Remake of Inventory (at end of tenancy):**

£150.00 INC VAT

#### **Gas Safety Inspection (annually if applicable):**

£114.00 INC VAT

#### **Electrical Inspection Condition Reports EICR (every 5 years):**

From £119 INC VAT

#### **Smoke and Carbon Monoxide Alarm Compliance Report (at start of tenancy):**

£102.00 INC VAT

#### **Referencing & administration charge (at start of tenancy):**

£150.00 INC VAT per tenant  
£96.00 INC VAT per guarantor

**Registering Deposit** – Included in all services  
**Tenancy Renewal** – Included in all services  
**Tenancy Agreement** – Included in all services  
**Inspections** – Included in Fully Managed

**All our fees are paid annually in advance and taken out of the first month's rent. If the balance on account is more than the first month's rent the deficit will be taken from month two and so forth.**