

Our Fees to Landlords (inc of VAT)

FULL MANAGEMENT; 14.4% of the gross monthly rent for duration of the tenancy payable monthly.

Minimum term 12 months

RENT COLLECT; 12% of the gross monthly rent for the duration of the tenancy payable monthly Minimum

Term 12 months

TENANT FIND; 90% of one months rent payable at the start of the tenancy.

A TICK INDICATES THE SERVICE IS INCLUDED WITHIN THE FEE QUOTED ABOVE.

	FULLY MANAGED	RENT COLLECT	TENANT FIND
ADVERTISING	✓	✓	✓
ACCOMPANIED VIEWINGS	✓	✓	✓
TENANCY AGREEMENT	✓	✓	✓
COLLECTION OF RENT	✓	✓	FIRST MONTH ONLY
COLLECTION OF DEPOSIT	✓	✓	✓
REGISTERING SECURITY DEPOSIT	✓	✓	£60
RENT GUARANTEE INSURANCE For initial fixed term	✓	✓	
LEGAL EXPENSE INSURANCE For initial fixed term	✓	✓	
INVENTORY & Check Out	Pls see table below	Pls see table below	Please see table below
PROPERTY INSPECTIONS	✓		
24 HOUR MAINTENANCE HELP DESK	✓		
TRANSFER OF UTILITY ACCOUNT	✓		
MONTHLY STATEMENT OF ACCOUNT	✓	✓	FIRST MONTH ONLY
SERVING OF SECTION 21 NOTICES	✓	£60	£60
RENEWAL OF TENANCY	✓	✓	£60 for cost of Tenancy Agreement
COURT ATTENDANCE per attendance	£240.00		
REPLACEMENT STATEMENTS	✓	£12 per document	£12 vat per document
EARLY TERMINATION OF OUR SERVICES BY LANDLORD	90% of 1 Months rent	90% of 1 Months rent	
TDS CLAIM ASSISTANCE To deal with claims when there is an end of tenancy dispute over the deposit	£180.00		
MARKETING FEE If Landlord withdraws from a tenancy after tenants have passed referencing	£360.00	£360.00	£360.00

Landlord share of Inventory* & Check Out

	Unfurnished		Furnished	
	Inventory	check out	Inventory	Checkout
Studio/One bedroom	£45	£90	£51	£102
Two bedroom	£54	£102	£63	£114
Three bedroom	£66	£114	£78	£132
Four bedroom	£78	£132	£90	£150
Five bedroom	£90	£144	£102	£204

*The inventory cost is split 50/50 between Landlord & Tenant. Tenant pays for check in & Landlord for check out

David James Letting & Property Management Ltd are members of The Property Ombudsman (TPO). We abide by the TPO code of conduct. We are members of SAFEAGENT and have Client Money Protection Insurance (CMP) provided via The National Approved Letting Scheme (NALS)