

REDMAN LETTINGS CASEY

SERVICE DETAILS	FULLY MANAGED - 10% of the monthly rent inc Vat with a setup fee of 60% of the first month's rent inc Vat	TENANT FIND ONLY – From £500 inc Vat plus £100 inc Vat for tenant references.
Advertise the property	✓	✓
Qualify suitable applicants for accompanied viewings	✓	✓
Provide regular updates and feedback to landlord	✓	✓
Ensure the property meets legal requirements	✓	✓
Arrange a thorough photographic inventory and schedule of condition*	✓	✓
Issue and sign Assured Shorthold Tenancy Agreement (AST) and all other relevant documentation on landlord's behalf	✓	✓
Property check in and testing of Smoke alarms	✓	✓
Advise local authority and utility companies including meter readings of tenant check in	✓	✓
Registration of the deposit with the Deposit Protection Service (DPS)	✓	✓
Collection and transfer of rent to landlord	✓	
Conduct Quarterly periodic inspections & arrange tenancy renewals	✓	
Designated contact for your tenant for all enquiries, maintenance issues and out of hours emergencies	✓	
Issue of legal notices	✓	
Check out service including final inventory, advising local authority and utility companies including meter readings of tenant check in and dealing with deposit related matters	✓	

***Please note the photographic inventory will be outsourced to a Specialist Inventory Clerk for a fee starting from £78 inc Vat for unfurnished properties up to 4 bedrooms.**

References for prospective tenants will be charged at £100.00 inc Vat. All references will be carried out by UKtenantdata who specialise in tenant referencing.

Preparation and arranging renewal lease to existing tenants will be charged at £90 inc Vat.

Rent guarantee insurance is available subject to certain criteria, please contact us for details and costs.