



56 Gowthorpe, Selby
North Yorkshire YO8 4ET
Tel: 01757 709457

Email: rentals@keithtaylorproperty.co.uk

ESTATE AGENT / RESIDENTIAL LETTINGS & MANAGEMENT

Established 1978

Keith Taylor Lettings and Property Management

Service Options and Schedule of fees

Landlord fees and services	LET ONLY	RENT COLLECTION	FULLY MANAGED
Set up fees	40% + VAT (subj to a minimum fee of £720 inc. VAT)	£350 + VAT (£420 inc. VAT)	£350 + VAT (£420 inc. VAT)
Monthly fees	N/A	5% + VAT (6% inc. VAT)	12% + VAT (14.4% inc. VAT)
Inventory	£60 + VAT	£60 + VAT	£60 + VAT
Legally required financial sanction checks	£30 + VAT per individual	£30 + VAT per individual	£30 + VAT per individual
Marketing details	✓	✓	✓
Photographs	✓	✓	✓
Property advertising	✓	✓	✓
Applicant/s referencing	✓	✓	✓
Deposit Collection / registration / protection	£50 + VAT (£60 inc. VAT)	£50 + VAT (£60 inc. VAT)	✓
Rent collection	X	✓	✓
Chasing unpaid rent	X	✓	✓
Monthly Statement	X	✓	✓
Periodic Statement (tax year)	X	✓	✓
Rent review and renewal negotiations	£100 + VAT (£120 inc. VAT)	£100 + VAT (£120 inc. VAT)	✓
Property visits / report	£100 + VAT (£120 inc. VAT)	£100 + VAT (£120 inc. VAT)	✓
Checkout inspection and deposit negotiation	£100 + VAT (£120 inc. VAT)	£100 + VAT (£120 inc. VAT)	✓
Arranging quotes for works	X	X	✓
Updates on legislation	X	X	✓
Inventory and schedule of condition with photographs	Up to £150 + VAT (£180 inc. VAT)	Up to £150 + VAT (£180 inc. VAT)	Up to £150 + VAT (£180 inc. VAT)
Serving notices to vacate	£50 + VAT (£60 inc. VAT)	£50 + VAT (£60 inc. VAT)	✓
Gas safety certificates	Ask for details	Ask for details	Ask for details
EICR	Ask for details	Ask for details	Ask for details
EPC	£100 + VAT (£120 inc. VAT)	£100 + VAT (£120 inc. VAT)	£100 + VAT (£120 inc. VAT)