



HODSONS

LANDLORD FEES SCHEDULE

Option 1 Management

- Initial Marketing Fee £300 (includes 1st Inventory)
- Management Fee 14.4% PCM of the rent
- Remarketing fee for new tenancy £150

Included in Option Management

- Photography
- To let Board
- Floorplan
- Virtual Tour
- Advertising on Rightmove and Zoopla
- First professional inventory
- Accompanied viewing service
- Preparation of tenancy agreement
- Ongoing support and advice
- Access to *PropertyFile* - ability to track rent payments, maintenance etc issues online

Option 2 Tenant Find

- £600

Included in Tenant Find

- Photography
- To let board
- Floorplan
- Virtual Tour
- Accompanied viewing service
- Preparation of tenancy agreement

Other Charges

- Inventory Fees - 2 Bed £130, 3 Bed £150, 4 Bed £170, 5 Bed+ subject to individual quote
- Tenant Referencing £144
- Right to rent check (if relevant) £30
- Energy Performance Certificate (EPC) - £96
- Legionella Risk Assessment - Quote provided (dependant on size of property)
- Additional Property inspections - £114
- Withdrawal from agreement after fixed term tenancy - 1.5 months rent + VAT
- Serving Legal notices - £150
- Negotiating rent increase - £60
- Check out report £114
- Deposit registration administration fee £12
- Arrangement of substantial works (over £1000) - 10% of the total cost of the work
- Duplicate Statements £15 (each)

The figures above include VAT at 20%

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PROTECTED

Jan 2026

