

NP PLUS

- ☒ Marketing of the property to include professional photographs, detailed floorplan
- ☒ Erection of a To Let board at property (where feasible)
- ☒ Finding and referencing the tenant(s)
- ☒ Preparation of the tenancy agreement and legal notice
- ☒ Preparation of photographic inventory
- ☒ Regular compliance update
- ☒ Access to PropertyFile 24 hours a day
- ☒ Regular property inspections, followed by photographic report
- ☒ Routine maintenance and property repairs as required
- ☒ Negotiation of rental increases & relevant notices
- ☒ Full check out at the end of the tenancy
- ☒ Service to include relevant notice to gain possession
- ☒ All changes in legislation updated and actioned
- ☒ Rent and legal protection included

**£435+VAT set up fee (£522 inc.) with a 11.25% of the rent per month+VAT.
With Rent Guarantee Cover form £25+VAT (£30 inc). Minimum Fees Apply.**

NP PLUS RENT GUARANTEE & LEGAL COVER

RENT	MONTHLY COST EXC VAT	MONTHLY COST INC VAT
£0-£500	£25.00	£30.00
£501-£1000	£27.15	£32.58
£1001-£1500	£27.78	£33.33
£1501-£2000	£29.23	£35.08
£2001-£2500	£31.33	£37.60
£2501-£3000	£37.78	£45.33

MANAGED SERVICE

- ☒ Marketing of the property to include professional photographs, detailed floorplan
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- ☒ Finding and referencing the tenant(s)
- ☒ Preparation of the tenancy agreement and legal notice
- ☒ Preparation of photographic inventory
- ☒ Regular compliance update
- ☒ Access to landlord portal, PropertyFile 24 hours a day
- ☒ Regular property inspections, followed by photographic report
- ☒ Routine maintenance and property repairs as required
- ☒ Negotiation of rental increases & relevant notices
- ☒ Full check out at the end of the tenancy
- ☒ Service to include relevant notice to gain possession
- ☒ All changes in legislation updated and actioned
- ☒ Rent and legal protection included

£435+VAT set up fee (£522 inc.) plus 11.25% of the rent per month+VAT. Minimum Fees Apply

LET ONLY

- ☒ Marketing of the property to include professional photographs, detailed floorplan
- ☒ Erection of a To Let board at property (where feasible)
- ☒ Finding and referencing the tenant(s)
- ☒ Preparation of the tenancy agreement and legal notice
- ☒ Preparation of photographic inventory
- ☒ Regular compliance update
- ☒ Access to landlord portal, PropertyFile 24 hours a day
- ☒ Regular property inspections, followed by photographic report
- ☒ Routine maintenance and property repairs as required
- ☒ Negotiation of rental increases & relevant notices
- ☒ Full check out at the end of the tenancy
- ☒ Service to include relevant notice to gain possession
- ☒ All changes in legislation updated and actioned
- ☒ Rent and legal protection included

£895+VAT set-up (£1074 inc.) or one months rent (whichever is greater)