

LOGIK Property

Services and pricing

All quoted amounts are subject to VAT.

Full management

Service	Fee
Letting Fee % (Based on % of rent pcm)	50% of first month's rent received (Minimum charge £900)
Management Fee % (Based on % of rent pcm)	12.5% pcm of the rent received
Detailed video Inventory	*Outsourced - POA
Tenancy agreement fee	£75.00
Tenancy agreement renewal fee	£75.00
Deposit lodging and serving of the prescribed information	£75.00
Re-lodging of deposit after fixed term	£75.00
Serving Section 21 notice	£75.00
Serving Section 13 Notice	£75.00
Legal consultancy fee	£120 per hour
Rent recovery product	*POA
Overseeing fees	10% plus VAT
For LOGIK Property to complete and manage an application if a property needs to be licensed under the Housing Act 2004 or an additional licencing scheme	£350 + VAT

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Tenant find only service

Service	Fee
Letting Fee % (Based on % of rent pcm)	60% of first month's rent received (Minimum charge £900)
Detailed video Inventory	Outsourced - POA
Tenancy agreement fee	£75.00
Tenancy agreement renewal fee	£75.00
Insured deposit & service the prescribed information	£75.00
Serving Section 21 notice	£75.00
Serving Section 8 Notice	£75.00

Additional charges

Service	Fee
EPC	Outsourced - POA
Gas Safety Certificate	Outsourced - POA
Key Cutting	£15 plus cost of key(s)
Delivery of items from office to property	£24
Obtaining more than 2 quotes for any given job - only charged in the event you do not proceed with any of the provided quotes	£120
Overseeing large maintenance repairs/HMO works/improvements if greater than £300	12%
Court attendance of LOGIK Property representative	£125 plus VAT per hour plus expenses

This office is a part of PropertyMark's & CMP's Client Money Protection Scheme

This office is part of the Redress Scheme (PRS)

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Tenant fees

Service	Fee
Holding Deposit (Per tenancy) This is to reserve the property off the market (subject to acceptable references). The holding deposit can be retained by the agent if any applicant(s) or guarantor provides false or misleading information. This includes and is subject to withdrawing from the tenancy, failing a Right to rent check or failure to sign the tenancy agreement / deed of guarantee within 15 days of the agent receiving the holding deposit. (Unless another deadline for the agreement has been prior agreed).	One weeks rent equivalent (calculated at monthly rent x12 months of the year, divided by 52 weeks of the year)
Replacement/Lost Keys The tenant is liable to pay the cost of replacing any lost key(s) or security device(s) at the cost price of the key(s) or security device(s). Invoice evidence will be given to the tenant as confirmation of the cost for this. If further costs are uncured to the agent, a charge of £15.00 per hour (including VAT) for the time taken in replacing the key will be charged to the tenant.	As per invoice at cost price.
Unpaid Rent This default fee will be enforced once the tenant falls more than 14 days in rent arrears.	Interest at 3% above the bank of England's Base Rate will be charged to the tenant from the due date until the unpaid rent payment has been made.

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Tenant fees continued

Service	Fee
Tenancy Amendments Where the tenant requests a change to the tenancy agreement, the tenant is liable to cover the costs involved in negotiating with the landlords, taking the landlords instructions, preparing the new agreements, preparing the new Right to Rent documents and deposit registration.	£60.00
Early Termination Where the tenant requests to leave before the end of their tenancy. This cost will be no more than the rent chargeable until the end of the tenancy.	The tenant will be liable to pay the landlords costs in reletting the property and any rent/utility bills until the new tenancy commences.
Deposit paid by tenant (not subject to VAT) This covers any damages, defaults or unpaid bills at the end of the tenancy. Some landlords may request five weeks rent deposit equivalent of the applicant has pets.	Four OR Five weeks rent equivalent.
Utilities during the tenancy (if permitted and applicable) Gas, electricity, water. Communications - telephone and broadband Installation of cable/satellite Subscription to cable/satellite supplier Television licence Council Tax	Payable to the provider.

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