

Landlord Services and Fees

Let Only Sole Agent

9.6% inclusive of VAT (8% plus VAT)

Space Acquisitions Ltd, trading as SPACE will charge 9.6% inclusive of VAT (8% plus VAT) of the total rental income for the length of the agreement plus the cost of the Check-In report and the reference fees. No other charges, no hidden costs. SPACE commission fee and third-party costs will be deducted from the first months rental payment if sufficient, but if not, the balance will be payable by the Landlord prior to the start of the Tenancy.

	Inclusive of VAT
○ References with a third-party company, per tenant/guarantor:	£36
○ Protecting the deposit with The Deposit Protection Custodial Scheme:	£48
○ Inventory Report Check-In and Check-Out per report:	£234
○ Electrical Certificate	£192
○ Gas Safety Certificate	£90
○ EPC residential commercial	£90 £216
○ 4k Virtual Tour/Scan to add to the online Marketing Brochure:	from £200
○ Drone Video:	from £200
○ Professional End of Tenancy Cleaning to prior to the move-in.	from £200
○ Staging:	from £500
○ Rent Guarantee:	from £300
○ Tenancy Agreement:	£144

Renewal Fee:

7.2% inclusive of VAT (6% plus VAT)

If the original Tenancy is renewed or extended for the same Tenant a charge of 7.2% inclusive of VAT (6% plus VAT) of the rental term becomes payable to us at the outset of such extended period. This fee should be paid in one sum for the term of the agreement. Should the renewal become a periodic agreement the fee will be calculated on a 12-month term. Should the tenancy end before the end of the term, a pro-rated refund will be refunded in the form of a credit note and applied to the next new let.

New Let plus Management Service and Rent Collection:

18% inclusive of VAT (15% plus VAT)

SPACE Management fee is 18% inclusive of VAT (15% plus VAT) of the rental amount for the term stated in the Tenancy Agreement charged monthly. SPACE will collect the rent from the Tenant monthly, deduct the Management fee and transfer the balance to the Landlord within 3 days of receiving the rent payment. This service includes everything pertaining to letting the property, managing the property, addressing maintenance issues, appointing contractors, and SPACE is the Tenants only point-of-contact.



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