



## HMO OPTION

As a company, we have vast experience in the management of HMO in Nottingham and throughout the Midlands. We currently manage approximately 200 rooms across the region so rest assured you'd be in safe hands. Dawn mentioned you will be completing the purchase of the tenanted HMO within the coming weeks, which is great. We can be ready to take over management immediately on completion, so you are safe in the knowledge everything is under control.

Included in our Full Management service for HMO landlords are the following:

- ❖ 6 monthly inspections of the property
- ❖ Organisation of annual gas safety certification (cost of certificate separate)
- ❖ Organisation of local authority stipulated fire safety certification (cost of certificates separate)
- ❖ Organisation of annual PAT testing certificate (cost of certificate separate)
- ❖ Dedicated Property Manager, available for tenants to call regarding maintenance issues
- ❖ Arrangement of any pro/re-active maintenance with contractors and tenants
- ❖ Benefits from our account management software Payprop, which is recognised as the industry leader in rent management
- ❖ All rent collection services (included arrears management if required)
- ❖ Deposit management and registration with the DPS for all tenancies
- ❖ Direct access to Dawn and myself, who between us know pretty much all that is to know regarding residential property management

### Standard pricing structure for HMO management

Service Price	
Full Management Service	16.8 % inc VAT
Check-outs	£60 inc VAT
Renewal of tenancy	£90 inc VAT
Inventories	£20.40 inc VAT
Re-let fee	£288.00 inc VAT
Deposit protection fee	FREE
Gardening	£36 inc VAT (optional)
Cleaning (communal areas)	£36 inc VAT (optional)