

| SERVICE                                                                                                                                                                          | FULL MANAGEMENT             | LET ONLY                                       | LET ONLY WITH RENT COLLECTION |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------|------------------------------------------------|-------------------------------|
| Fee % relates to rental price pcm                                                                                                                                                | 10% + £400 set up fee       | 50% of first month's rent or a minimum of £500 | 5% + set up fee £400          |
| Hanford Homes and marketing portals                                                                                                                                              | Included                    | Included                                       | Included                      |
| Advertising board                                                                                                                                                                | Included                    | Included                                       | Included                      |
| Professional photographs                                                                                                                                                         | Included                    | Included                                       | Included                      |
| 3D Walk-through tour                                                                                                                                                             | £130                        | £130                                           | £130                          |
| EPC (if required)                                                                                                                                                                | Price available on quote    | Price available on quote                       | Price available on quote      |
| Accompanied viewings                                                                                                                                                             | Included                    | Included                                       | Included                      |
| Full tenant reference checks                                                                                                                                                     | £25 per applicant           | £25 per applicant                              | £25 per applicant             |
| Right to Rent check                                                                                                                                                              | Included                    | Included                                       | Included                      |
| Production of Assured Shorthold Tenancy Agreement                                                                                                                                | Included                    | Included                                       | Included                      |
| Registration of deposit with approved custodial scheme                                                                                                                           | Included                    | Included                                       | Included                      |
| Check in inventory and schedule of condition                                                                                                                                     | Included                    | Included                                       | From £120                     |
| Collection and payment of rent                                                                                                                                                   | Included                    | NA                                             | Included                      |
| Rent Guarantee                                                                                                                                                                   | 2% of monthly rent          | NA                                             | 2% of monthly rent            |
| Interim property visits                                                                                                                                                          | Included                    | £60                                            | £60                           |
| Arranging routine maintenance and instructing appropriate contractors*                                                                                                           | Included                    | NA                                             | NA                            |
| Tenancy renewal                                                                                                                                                                  | £90                         | £100                                           | £100                          |
| Checkout                                                                                                                                                                         | Included                    | £90                                            | £90                           |
| Deposit negotiation and return                                                                                                                                                   | Included                    | NA                                             | NA                            |
| Landlord Gas Safety Certificate/Boiler Service                                                                                                                                   | Price available on quote    | Price available on quote                       | Price available on quote      |
| Relet                                                                                                                                                                            | £250 + £25 pp reference fee | NA                                             | NA                            |
| Portable Appliance Testing/ Electrical Safety Certificate                                                                                                                        | Price available on quote    | Price available on quote                       | Price available on quote      |
| * Arranging non-routine maintenance as required (managing and instructing contractors). No additional charge from Hanford Homes will be included/added to contractors' invoices. |                             |                                                |                               |