



Fees to Landlords

Level of service offered:

Letting Service:

11% plus VAT (13.2% incl. VAT) of the rent for the duration of the tenancy.

Management Service:

6% plus VAT (7.2% incl. VAT) of the rent for the duration of the tenancy.

Letting and Management Service:

17% plus VAT (20.4% incl. VAT) of the rent for the duration of the tenancy.

	Letting Service	Management Service	Letting & Management Service
Provide a current market appraisal	✓		✓
Advise on a suitable asking price	✓		✓
Discuss marketing strategies	✓		✓
Arrange and pay for professional photography	✓		✓
Arrange and pay for a floorplan	✓		✓
Advertise on all major portals	✓		✓
Conduct viewings with vetted applicants	✓		✓
Provide regular feedback	✓		✓
Present detailed offers	✓		✓
Assist you in negotiating terms	✓		✓
Charge prospective Tenants a holding deposit	✓		✓
Carry out a credit and reference check on Tenants	✓		✓
Adhere to the relevant Anti-Money Laundering Regulations	✓		✓
Conduct initial Right to Rent checks	✓		✓
Draw up the tenancy agreement	✓		✓
Provide Tenant(s) with all mandatory tenancy documents	✓		✓
Register the security deposit (if required)	✓		✓
Process any pre-tenancy fees and invoices	✓		✓
Process Non-Resident Landlord Tax (if relevant)	✓		✓
Negotiate renewal terms	✓		✓
Prepare the renewal agreement and paperwork	✓		✓
Collect the rent from the tenant on your behalf	✓	✓	✓
Pursue non-payment of rent	✓	✓	✓
Provide advice on rent arrears actions	✓	✓	✓
Arrange inventory and professional clean (if required)		✓	✓
Arrange Electrical Installation Safety Report (if required)		✓	✓
Arrange Energy Performance Certificate (if required)		✓	✓
Arrange Gas Safety Certificate (if required)		✓	✓
Process commission payments and other works costs		✓	✓
Provide periodic statements in line with rental payments		✓	✓
24-hour emergency cover		✓	✓
Arrange payment of outgoings i.e. service charges etc.		✓	✓
Ensure the landlord complies with their statutory obligations		✓	✓
Advise relevant utility providers of your new tenant(s) details		✓	✓
Arrange rent & legal protection insurance (if applicable)		✓	✓
Undertake quarterly property inspections		✓	✓
Arrange repairs and maintenance as required		✓	✓
Hold keys throughout the tenancy term		✓	✓
Negotiate any potential deductions from the security deposit		✓	✓
Vacant property management		✓	✓
Carry out follow up Right To Rent checks		✓	✓



“Napier Watt has an exceptional team that took care of all my refurbishing needs from the get go. They are punctual, timely and extremely professional. Would definitely recommend”

Tarini Gupta

We really know what makes the Prime London property market tick

Relocation Agents / Embassies:

We stay connected with London’s most reputable relocation agents, enabling us to discover opportunities with blue chip companies relocating their staff. We also foster close relationships with prime central London embassies, assisting in finding ideal homes for their staff, delegates, and ambassadors.

Interior Designers / Bespoke Interiors:

Collaborating with some of London’s finest interior designers, we have contributed to the creation of breathtaking, award-winning homes. Whether you desire furniture packs, a complete refurbishment, or stunning kitchen and bathroom redesigns, our talented designers are poised to bring your vision to life.

Far East Desk:

Catering to the increasing demand from international clients in the Far East seeking London properties, Napier Watt proudly presents an in-house Far East desk. Our dedicated team is committed to assisting high net worth individuals from around the globe with their unique property requirements.



Admin Fees

Landlords

£400 plus VAT (£480 incl. VAT) for a new tenancy, fixed term renewals, rent reviews, and periodic tenancies. For Assured Shorthold Tenancies, £30 plus VAT (£36 incl. VAT) per person for reference checks.

Tenants

For non-Assured Shorthold Tenancies, £400 plus VAT (£480 incl. VAT) new tenancies, fixed term renewals, rent reviews, and periodic tenancies, and £30 plus VAT (£36 incl. VAT) per person for reference checks.



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STAY CONNECTED



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