

CB Estates

Landlord Brochure

At CB Estates we always aim to put the customer first. We believe in providing exceptional customer service as standard. This is demonstrated by our investment in the latest technology to maximise the exposure of your property promoting it to the maximum amount of people.

We offer the full range of letting services as we understand that each landlord has different requirements.

We strive to offer a high standard of service to all our clients. We aim to maximise rental potential for Landlords by providing quality tenants in an efficient and professional manner.

Why choose us?

- High street office in the centre of Plymouth
- Guaranteed rental income option
- High-end photography
- Detailed electronic inventories
- Members of NAEA, ARLA and The Property Ombudsman



"I have been very happy with the service I have received from your company and I have no hesitation in placing the management of my latest property in your hands"



Rent Collection Service

One off initial set up fee	£360
Monthly Commission	8%

Tenant Find Service

Initial set up fee	£450
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Full Management Service

One off initial set up fee	£450
Monthly Commission	12%

Platinum Guaranteed Rent Service

One off initial set up fee	£450
Monthly Commission	14.4%

Additional fees and services

Tax Return

Non-resident Landlord Annual Return	£75.00
Non-resident Landlord Quarterly Return	£25.00
Statement of Annual account for tax return	£25.00

Legal Notices

Compile and serve a S21 Notice	£75.00
Compile and serve a S8 Notice	£75.00
Compile and serve a S13 Notice	£50.00

Deposit

Registration of deposit with the DPS	£35.00
Submission of a claim to the DPS	£50.00
Submission of a statutory claim to the DPS	£75.00

General

Preparation of electronic inventory (unfurnished)	£125.00
Preparation of electronic inventory (furnished)	£175.00
End of Tenancy inspection and report (unfurnished)	£125.00
End of Tenancy inspection and report (furnished)	£175.00
Duplication of additional keys	£25.00
Additional tenancy agreement	£125.00
Additional property visit	£35.00
Early termination fee	£450.00

Maintenance

Arranging maintenance visits and ad hoc repairs	£10.00
Arranging refurbishment works over £1500	10%
Tenancy renewal fee	£75.00
Attendance at court	£50 p/h
Emergency Out of Hours call out	£50 p/h
Submit HMO license application	£200.00
Duplication of documents	£15.00

All fees include VAT

No hidden fees

We believe in keeping our fees simple and transparent