



# HMO Tenant Find

If you're an experienced landlord who prefers to handle the day-to-day management of your property, our **HMO Tenant Find** service is perfect for you.

We can take care of marketing your property, conducting viewings, and setting up the tenancy.

As landlords ourselves, we understand the importance of minimising vacancies and keeping rooms occupied. We also recognise the need to find the right tenants, especially for shared housing.

## Our HMO Tenant Find service includes:

- A complimentary initial consultation to determine optimal room rental rates and effective marketing strategies for your HMO
- Advertising your property on top-tier websites, including specialist room rental platforms
- Scheduling and conducting viewings at times convenient for prospective tenants
- Conducting tenant interviews and selections to ensure compatibility with the household
- Comprehensive tenant referencing, credit checks, and right to rent verifications
- Thorough guarantor referencing and obtaining guarantees when necessary
- Drafting and signing the Tenancy Agreement
- Issuing all required legal documentation to ensure compliance
- Collecting the first month's rent and deposit
- Providing a statement of collected monies and transferring them to your account
- Checking in tenants

## All these services are available for a fixed fee.

	<b>Fee</b> (No VAT applicable)
Tenant Find fee	£ 447

## No hidden extras

We can offer **additional services** for Tenant Find Landlords as per below:

	<b>Fee</b> (No VAT applicable)
Professional photographic room Inventory	Quoted per property
Tenancy renewals	£ 47
Issuing rent increases	£ 47
Checking tenants out of the property at the end of the tenancy	£ 137
Arrangement fees for works/refurbishment over £500	10 %
Additional property visits & services including surveyor visits & inspections	£ 97

## ***Giving back with property is possible!***

By partnering with us, you will not only benefit from our top-tier property management services but also make a meaningful impact.

Multiple Sclerosis (MS) is a cause that touches us personally, and we are dedicated to supporting it.

A portion of our net profits will be donated to MS Society research and care.

Together, we can ensure your property thrives while making a difference in the fight against MS.

For more information, please visit

[www.mssociety.org.uk](http://www.mssociety.org.uk)

