

TEL

0161 222 8550



SERVICES

1. Property Management

Full Property Management:

The Property Place offer a full property management service that is designed to give you peace of mind and to take the day to day responsibilities away from you. The Property Place will tailor their service if you wish to be more involved in some areas and not in others, or if you have a preferred contractor for any maintenance issues. All the below included:

- Rent collection
 - Repairs and maintenance
 - Property inspections
 - Inventory check in
 - Inventory check out
 - Tenancy agreements
 - Organising gas & electric cert
 - Photos & floor plans
1. Tenant find & all viewings
 2. Tenant referencing
 3. Transfer of utilities
 4. Key holding service
 5. Deposit protection & legal advice
 6. Comprehensive marketing

Let Only Service:

The Property Place provides a let only service to landlords who wish to manage their own property and be in control of monitoring the rental payments. All the below included:

- Advice on rental value
 - Full marketing
 - Arrange all property viewings
 - Complete reference checks
 - Tenancy agreements
- Move in inventory
 - Collection of deposit & 1st month's rent



CALL +44 (0)161 222 8550

OR

EMAIL info@thepropertyplace.uk.com

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2. Residential

In 2010, The Property Place were awarded silver prize at The Estate Agent of the Year Awards for best North West Agency. We are an extremely professional company with a personal touch. Our staff are qualified to a high degree so that you can be assured that your property is in safe hands. We are an independent Estate agent that have been established for over 10 years.

The Property Place will market your property free or charge on a **'No Let, No Fee Service'**. We advertise, in house, **Zoopa**, **Prime location**, **On The Market** and through direct marketing.

SERVICES

3. Sales



The Property Place offer a full sales service tailored to your specific requirements. For more information contact: info@thepropertyplace.uk.com

- Sales Appraisal
- EPC Upon Request
- Full marketing & floor plans
- Dual agency agreements
- Accompanied Viewings
- All sales negotiations
- Mortgage Advise Referrals
- Conveyance
- Exchange & completion



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The Property Place offers a full property management service to tailor your commercial needs.
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- Rent Collection
- Certified Bailiffs
- Insurance and Service Charge Accounts
- Repairs and Maintenance
- Property Inspections
- Rent Demands
- Notices
- Lettings/Sales

The Property Place Landlord Fees:

Full Management:

8% + VAT (9.6% including VAT)

Let Only Fees

- £500.00 + VAT Let Fee
- Inspection Report £50.00 + VAT

Sales Fees:

- 1.25% + VAT Sales Fee (105% including VAT)

THE PROPERTY PLACE, PROFESSIONAL AND AFFORDABLE!!



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