



LET ONLY SERVICE

ESPC Lettings do not charge any upfront fees; this means you pay us nothing until your property has been let and the first months rent paid. We will deduct our fees from your first months rent.

We also offer No Let, No Fee

There are no hidden costs; we offer a completely transparent fee structure which allows complete control of your budget.

Our Let Only service includes the following.

Let only fee = £500 + VAT

- Rental appraisal – no obligation, free rental assessment to provide a rental valuation for your property
- Property photographs and video tour
- Advertising on websites including espc.com, Citylets and Gumtree
- To Let board
- Viewings – personally showing prospective tenants around your property to make sure we find the right person for you and your property
- Reference and credit checks – we have strict referencing procedures and only after these have been thoroughly checked would we proceed with a tenancy
- We will coordinate all safety certificates necessary to be meet current legislation where required
- The lease agreement – we will draw up the lease between you and your tenants, ensuring all documents are signed and issued correctly
- We will compile a full inventory of the contents and condition of your property at the start of each new tenancy. Photographs are also taken to avoid any dispute at the end of a tenancy