

Here is a list of fees you should expect:

We charge an additional 10% of the first month's rent for:

- Marketing the unit
- Conducting showings
- Screening applicants
- Signing the lease
- Move in walk through

Our Monthly Service Fee:

We collect \$100 a month for single family homes. Multifamily homes we collect \$100 plus \$30 for each additional unit. Apartment Buildings are charged 5% of total rent collected. College Homes are charged \$30 per room. This fee will be deducted from the rent as a commission for our ongoing services. These services include:

- Collecting rent
- Coordinating maintenance
- Accounting
- Lease enforcement

All Maintenance and repairs are billed hourly at the following rates:

- \$45 for all inspections (move out, good condition)
- \$45 an hour for general maintenance (\$500 max, above repairs will be bid items)
- Skilled labor cost, (HVAC, Electrician, Plumber) going rate, plus materials
- \$30 an hour for move out cleaning
- Grass and snow services will be negotiated if needed
- \$100 an hour for after hour (*Monday—Friday 3:30 pm to 9 am, Saturday's and Sunday's*) emergency calls (billed only if the issue cannot resolve over the phone and a local maintenance person needs to be sent to the property)
- Fees for all insurance claims will be bid prior to work being done
- All other maintenance / repairs will be negotiated prior to work being done

If you would like to discuss any of this in more detail or if you would like us to send you a copy of our owner contract for you to review