

# COMPARISON TABLE

	Let Only	Rent Collect	Full Management	Guaranteed Rent
Rental valuation of your property	●	●	●	●
Marketing your property across major portals, our website and social media	●	●	●	●
Professional photography, floor plan and virtual tour	●	●	●	●
Accompanied viewings	●	●	●	●
Tenant referencing which includes credit, employment and PEPs & Sanctions checks, previous landlord reference and Guarantor referencing if applicable. In the case of a company, companies house check and full bank references will be taken	●	●	●	●
Co-ordinating the let in line with your requirements	●	●	●	●
Compliance checks to ensure all legal requirements are adhered to	●	●	●	●
Prepare and sign the tenancy agreement including any pre-agreed clauses	●	●	●	●
Arrange and conduct the move in appointment with the incoming tenant	●	●	●	●
Property keys held in branch	-	-	●	●
Deposit registration	●	●	●	●
Void period covered between tenancies	-	-	-	●

cont. over

[lettings@mackgroup.com](mailto:lettings@mackgroup.com) | 01242 250846 opt 1



**MACKPROPERTY**



Mack Residential Limited T/A Mack Property | Mack House, 13 Bath Road, Cheltenham, GL53 7HG  
Registered Office: Midway House Herrick Way, Staverton Technology Park, Cheltenham, England, GL51 6TQ  
Registered in England: 05543523 VAT No: 869 9292 47

	Let Only	Rent Collect	Full Management	Guaranteed Rent
Transfer of collected rent to your nominated bank each month	-	●	●	●
Provide you with a monthly statement of accounts	-	●	●	N/A
Liaise with tenants and/or guarantors promptly in the event of late rental payments	-	●	●	●
Professional inventory	●	●*	●*	●
Initial property inspection after three months	-	-	●	●
Property inspections – every six months after initial inspection	-	By request *	●*	●
Dedicated Property Manager	-	-	●	●
Arrange all required safety certificates to ensure full legal compliance	By request *	By request *	●*	●*
Payment of contractor bills on your behalf	-	-	●	●
Handle and coordinate all maintenance issues reported by the tenant	-	-	●	●
Out-of-hour emergency maintenance support for your tenant	-	-	●	●
Service of a legal notice	●*	●*	●*	●*
Schedule a remarketing appointment when notice is received from the tenant. We will provide an up-to-date market valuation and advise on any recommended works to maximise rental returns	●	●	●	●
Check out report	By request *	●*	●*	●
Manage deposit negotiations	By request *	By request *	●	●

\* Additional charges apply



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