

PRICE STRUCTURE

Only pay fixed fees on rent collected. No tenants, no fees

Property Management Fees

Option 1 Base Rate 7.95% + GST

Option 2 All-in-One Rate 9% + GST

(Offered on properties above \$500 per week)

Other Management Fees

Management Fee on property repairs and maintenance invoice(s)	7.95% + GST
Online rental listings (incl. Trademe etc)	\$99.00 + GST
All property inspections	\$55.00 + GST per inspection
Tenant credit checks	\$25.00 + GST per tenant
Tenancy Tribunal application fee	\$20.44 + GST per application
Tenancy Administration fee	1 weeks rent + GST

OUR SERVICES

We offer these services to all our owners

- ▶ Daily rent collection and arrears checking
- ▶ Rental Appraisals & Reviews
- ▶ Street Signage
- ▶ Quality Communication
- ▶ Guidance with Compliance on Healthy Homes, Meth Testing and Smoke Alarms
- ▶ Leading Industry recognised software & systems
- ▶ Detailed Inspection reports as per Insurance instructions
- ▶ Attending mediation meetings
- ▶ Attending Tenancy Tribunal hearings
- ▶ EoY tax report for Accountants
- ▶ Expert advice on Residential Tenancies Act (1986)
- ▶ Proven Tenant selection process
- ▶ Stringent Debt collection process
- ▶ Regular Newsletters with industry updates
- ▶ Portfolio management - a dedicated Property Manager for you
- ▶ Access to promoting your property through www.realestate.co.nz, www.trademe.co.nz and www.braziers.co.nz only available via an agent



PROPERTY MANAGEMENT

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**100%  OWNED
& OPERATED**

Price Comparison Chart

All property management service rates and fees are fully tax deductible.

All rates, fees and prices are exclusive of GST.

	All-in-One	Base Rate	Industry Standard
Weekly Rent	\$500pw*	\$500pw	\$500pw
Property Management Fee - Rate	9.00%**	7.95%	9.0%
Property Management Fee - per week	\$45.00	\$39.75	\$45.00
Indicative property management charges in a year			
Property Inspections Avg 4 per annum @ \$55.00 each	INCLUSIVE	\$220.00	\$220.00
Maintenance & Repairs Disbursement fee 7.95% on \$1,000 of property maintenance invoice(s)	INCLUSIVE	\$79.50	\$90.00
Tenant Credit Checks Average of 3 per lease at \$25 per tenant	INCLUSIVE	\$75.00	\$75.00
Tenancy Tribunal Application Fee	INCLUSIVE	\$20.44	\$25.00
Tenancy Tribunal Attendances Typical Rate is \$120 for 2 hours / \$60/hr	INCLUSIVE	INCLUSIVE	\$120.00
Online Rental Advertising Including TradeMe.co.nz, Realestate.co.nz Braziers.co.nz, Facebook	INCLUSIVE	\$99.00***	\$99.00
Professional Photography Optional	INCLUSIVE	\$180.00*	\$180.00
Total Yearly Indicative Costs	\$2,340.00	\$2,802.94	\$3,149.00

Disclaimer: Prices maybe subject to change

* This Rate is only offered on properties above \$500 per week

** Braziers are happy to discuss better Rates and Fees for Property Investors with 2 or more properties

*** Access to promoting your property through www.realestate.co.nz is to Licensed Real Estate Agents