



NORTHERN
GROUP

Landlord Services Explained

Unlock better returns

Whether you own just the one property, or are a seasoned investor, you can trust we will let and manage your properties as we would our own. From advertising, conducting viewings, vetting potential tenants, through to managing the tenancy and maintenance, we will make the process as seamless as possible whilst maximising the returns on your investment.

Google Rating

★ 4.7/5 219 Reviews

PRS Property Redress Scheme

arla | propertymark
PROTECTED

DPS Deposit Protection Service



Packages Explained

Tenant Find

£600 plus VAT
(£750 inc VAT)

- ✓ Rental Valuation
- ✓ Property Advice
- ✓ Legal Obligations
- ✓ Marketing
- ✓ Viewings
- ✓ Tenant Selection
- ✓ Tenant Referencing
- ✓ Paperwork
- ✓ Money Collection
- ✓ Inventory

Most popular

Fully Managed

£250 + 7.5% plus VAT
(£300 + 9% inc VAT)

- ✓ Rental Valuation
- ✓ Property Advice
- ✓ Legal Obligations
- ✓ Marketing
- ✓ Viewings
- ✓ Tenant Selection
- ✓ Tenant Referencing
- ✓ Paperwork
- ✓ Money Collection
- ✓ Inventory
- ✓ Electronic Documents
- ✓ Deposit Protection
- ✓ Utility / Service Providers
- ✓ Rent Collection
- ✓ Credit Control
- ✓ Monthly Statements
- ✓ Inspections
- ✓ Repairs
- ✓ Point of Contact
- ✓ Legal Notices
- ✓ Check Out
- ✓ Deposit Return

Bespoke Consultancy

For sophisticated assets, large-scale developments, and Build-to-Rent portfolios, get in contact today to your consultancy requirements.

Why choose Northern Group

If you are looking for help with finding a tenant or managing your property, it is important to select an lettings agent that can ensure legal compliance. Our experienced team are on hand to provide you with the information and assistance you will require.

Some matters you need to consider are listed here. Whilst the list might seem daunting, rest assured that by instructing us as your agent, you can feel confident that you have complied with your legal responsibilities.

We provide advice on all property matters and can arrange anything required:

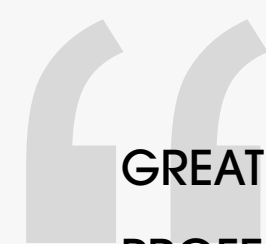
- Terms of business to be agreed and signed
- Identification check – we verify your identity
- Permission to let your property if mortgaged
- Permission to let your property if leasehold or applicable
- Access – we will require copies of relevant keys / codes to your property
- If you are living overseas for over six months, you must register with HMRC
- EPC (Energy Performance Certificate)
- Gas Safety Certificate
- Electrical Safety Check – EICR (Electrical Installation Condition Report) is required for all new and existing tenancies and must be carried out every 5 years
- PAT (Portable Appliance Test)
- Fire Safety Labels
- Smoke alarms and carbon monoxide alarms
- Legionella Risk Assessment
- Right to Rent Checks



What our customers say

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GREAT LEVEL OF SERVICE, RESPONSIVE,
PROFESSIONAL, GET-THINGS-DONE ATTITUDE



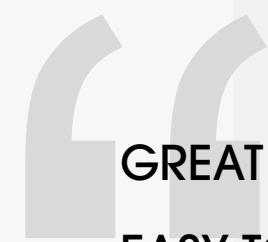
Landlord



THEY REALLY MAKE LIFE EASY FOR THE LANDLORD
(AND THE TENANT) AND CAN'T RECOMMEND
THEM HIGHLY ENOUGH



Landlord



GREAT COMMUNICATION AND ALWAYS
EASY TO DEAL WITH. VERY HELPFUL



Tenant



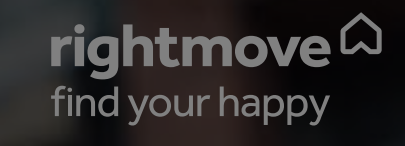
I RECENTLY USED NORTHERN GROUP TO HELP ME RENT
OUT AND MANAGE MY APARTMENT IN MANCHESTER,
AND I WAS EXTREMELY SATISFIED WITH THE SERVICE I
RECEIVED. THE TEAM AT NORTHERN GROUP WAS VERY
PROFESSIONAL IN FINDING THE RIGHT TENANTS FOR MY
PROPERTY. THEY WERE ALSO VERY RESPONSIVE WHEN
IT CAME TO FOLLOW-UP ISSUES AND ANY QUESTIONS
I HAD ALONG THE WAY. OVERALL, I WOULD HIGHLY
RECOMMEND NORTHERN GROUP TO ANYONE LOOKING
TO RENT OUT THEIR PROPERTY IN THE MANCHESTER
AREA. THEY ARE A RELIABLE AND EFFICIENT COMPANY
THAT TRULY GOES ABOVE AND BEYOND TO ENSURE
THEIR CLIENTS' SATISFACTION.



Jenny Li

Google Reviews

Google Rating
★ 4.7/5 219 Reviews



Contact us

If you are looking for assistance with letting or managing a residential, commercial, mixed-use property or if you have a more bespoke requirement, please do get in touch.



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northerngroup.co.uk

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