



IMPERIAL SALES & LETTING AGENTS

YOUR PROPERTY, OUR PASSION

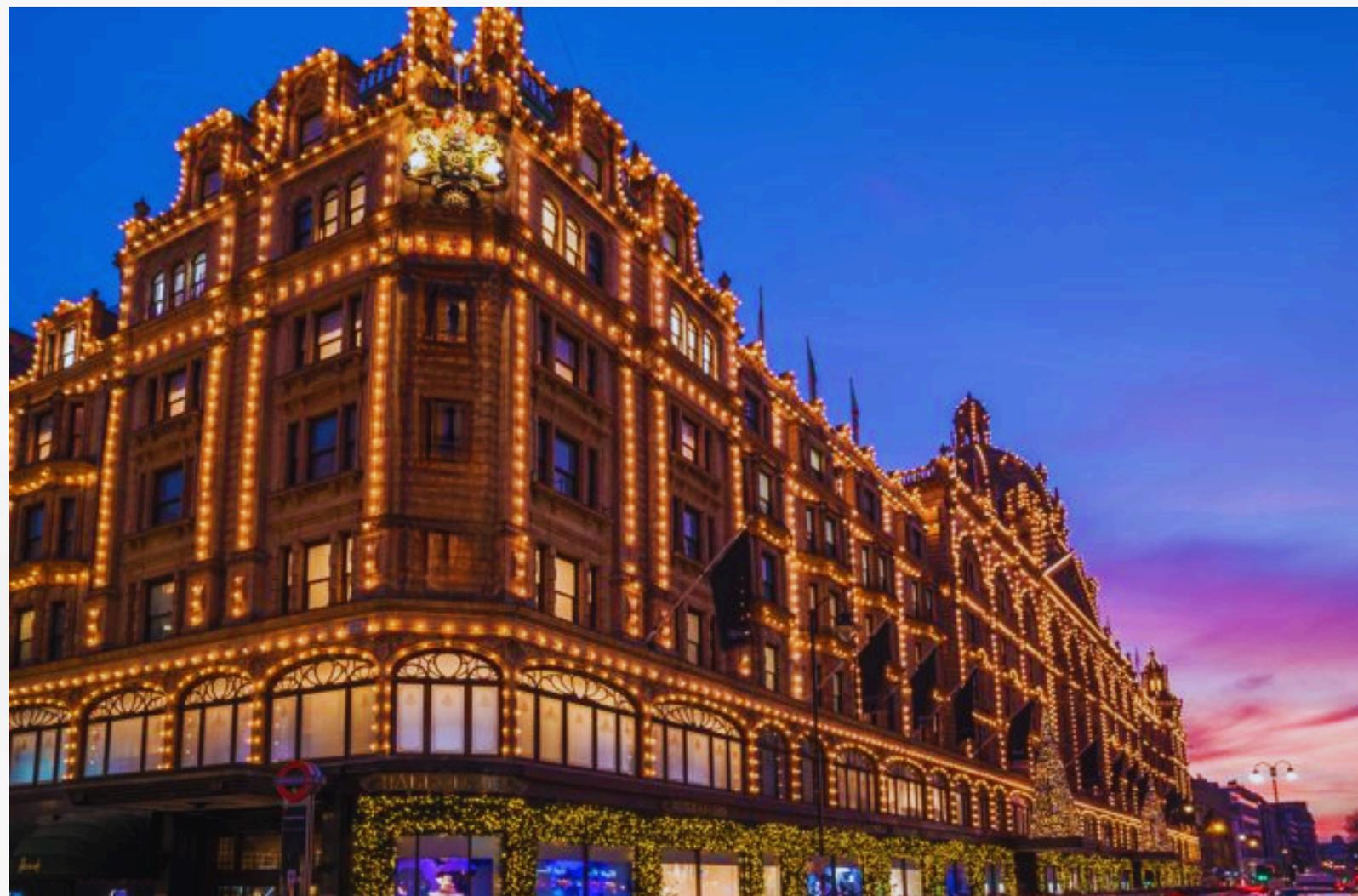


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ABOUT US

Based in the heart of London, Imperial Sales & Letting Agents is a dynamic and professional property consultancy specialising in residential and commercial property services. We work closely with developers, investors, landlords and homeowners, providing strategic advice and tailored solutions to help maximise property value and long-term investment potential. With strong knowledge of the property markets across all around the UK, our experienced team ensures that every property is marketed effectively and every client receives professional guidance throughout the entire process. At Imperial, our focus is simple delivering results, building long-term relationships and creating property opportunities for all our clients.



RENTAL SERVICES

- Residential & Commercial Lettings
- Full Property Management
- Guaranteed Rent Schemes
- Let Only
- Rent Collection

LETTING PACKAGES

- Tenant Find Services : 1 Month's Rent (incl VAT)
- Rent Collection Services; 9.6% (incl VAT)
- Fully Managed Service: 12% (incl VAT) of pm month



Letting and management services explained



	Letting only	Rent Collection	Full Management	Additional fee
Initial market appraisal	✓	✓	✓	
Tenancy set up, preparing marketing materials, Erect To Let Board, marketing property on our portals, ensure tenancy agreement is signed by both parties, Check Right To Rent, Accompanied viewings, Issuing legal documents to the tenants before they move into the property	✓ £300 (incl VAT)	✓	✓	
Checking references on tenants/Guarantor	✓	✓	✓	
Taking deposit	✓	✓	✓	
Negotiation of renewal of tenancy and rental, producing a new tenancy agreement	☒	☒	✓	£144 (inc VAT)
Preparing inventory. This service is provided by independent company and prices may differ for every property.	✓	✓	✓	TBC
Arrange contractor for Gas Certificate, EPC, Electricity Certificate	☒	☒	✓	
Transferring council tax and utility accounts to new tenant's names	☒	✓	✓	
Transferring rental payments to Landlord	n/a	✓	✓	
Mid Term Visits	☒	☒	✓ Includes: one annual visit	Additional Visits £144(inc VAT)
Organising repair and maintenance	☒	☒	✓	
Account Statements	☒	✓	✓	
Serving notices	☒	☒	✓	£216(inc VAT)

Additional Fees

- Electricity Certificate: £160.00 (inc VAT)
- Gas Certificate: £65.00 (inc VAT)
- EPC: £74.00 (inc VAT)
- Call Out Charges: £42.00 (inc VAT) per hour in Office Hours, £84 (inc VAT) per hour Outside Office Hours.
- Appearances by the agent before any court or tribunal: £300 (inc VAT) per day.

SALES & MARKETING SERVICES

Selling Your Property with Imperial Sales & Lettings Agents

At Imperial Sales & Lettings Agents, we combine local market expertise with modern marketing strategies to achieve the best possible price for your property. Our dedicated sales team will guide you through every stage of the process from valuation to completion.

Sales Services

- ✓ Free Property Valuation
- ✓ Professional Marketing
- ✓ Major Property Portal Exposure
- ✓ Sales Progression
- ✓ Accompanied Viewings
- ✓ Buyer Qualification
- ✓ Expert Negotiation

Sales Fee Structure

- ✓ Sole Agency - 1.5% + VAT
- ✓ Multiple Agency - 2.5% + VAT





OFF MARKET DEALS & INVESTMENT OPPORTUNITIES

Which Include:

- Development opportunities
 - Buy-to-let investments
 - Commercial properties
 - Portfolio sales
 - High-yield rental properties
- Distressed or motivated seller deals

Through our extensive network across London and surrounding areas, we regularly connect serious investors with unique property opportunities before they reach the wider market.



**Locally expert,
Globally connected.**

WHY CHOOSE IMPERIAL?

Local Market Expertise

Deep knowledge of the West London property market.

Strong Buyer & Tenant Network

Access to a wide pool of active tenants and investors.

Off-Market Property Deals

Exclusive investment opportunities not publicly advertised.

End-to-End Property Services

From acquisition and letting to management and resale.

Trusted Professional Team

Experienced property specialists dedicated to delivering results.



FIND OUR PROPERTIES ONLINE

Zoopla

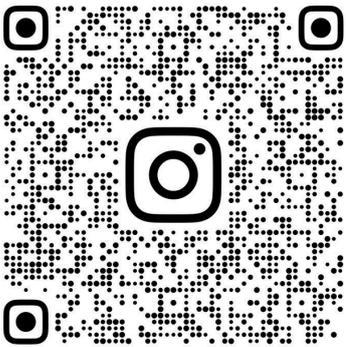
<https://www.zoopla.co.uk/find-agents/branch/imperial-sales-and-letting-agents-london-82377/>

OnTheMarket

<https://www.onthemarket.com/agents/branch/imperial-sales-and-letting-agents-southall/>



CONNECT WITH US



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**At Imperial Sales &
Lettings, we don't just
find homes – we create
lifestyles.”**

**Harry Shoker
Director**

➔ 28 Norwood Road
Southall, UB2 4DL



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☎ 02085741555
02088431333