

# Commercial Property

**Joint Venture with Trent Law:** Benefit from our collaboration with Trent Law (Solicitors) to ensure a seamless and legally sound property transaction.

**Diverse Commercial Properties:** Explore a wide range of commercial properties in the East Midlands, including Retail premises, Office spaces, Warehousing, and Industrial Units.

**Best Selection:** We aim to offer the most comprehensive selection of properties, catering to your specific business needs.

**Professional Guidance:** Our team of experts, including experienced estate agents and commercial property lawyers, is here to guide you through the process.

**Buy or Lease:** Whether you're looking to buy or lease a commercial property, you can trust our team to assist you in making an informed choice.

**Real Estate Expertise:** With over two decades of experience in the Nottingham area, our team has a deep understanding of the local commercial property market.

**Personalised Service:** We're committed to providing personalised solutions to match your specific business requirements.

**Enhanced Decision-Making:** We provide valuable insights to help you make well-informed decisions about your commercial property investment.

**Commercial Property Management:** Count on us for comprehensive management solutions, making property ownership hassle-free.

**Trustworthy and Professional:** With a solid reputation for excellence, we prioritise your best interests in every transaction.

**Market Insights:** Our experts stay up-to-date with market trends and provide you with valuable insights, ensuring you're well-informed about the current state of the commercial property market.

**Flexible Options:** We understand that every client's needs are unique. That's why we offer flexible service options tailored to your specific requirements, whether you're a first-time buyer, a seasoned investor, or a business looking to lease a new space.

**Transparent Pricing:** Our pricing is designed to be competitive and fair.

# Contact us

At Trent Estate Agents, we're dedicated to providing excellent customer service. Whether you have questions about our services, want to discuss your property needs, or simply need assistance, our team is here to help. Contact us through the following methods:

**Address:**  
16 The Triangle  
NG2 Business Park  
Nottingham NG2 1AE

**Email:** [info@trentestateagents.co.uk](mailto:info@trentestateagents.co.uk)

**Web:** [www.trentestateagents.co.uk](http://www.trentestateagents.co.uk)

**Tel:** 0333 3444 035

Our office hours are Monday to Friday from 9:00 AM to 5:00 PM, and Saturdays from 9:00 AM to 2:00 PM.

Feel free to visit our office or reach out to us via email or phone. We're here to assist you with your property needs, answer your inquiries, and provide guidance throughout your real estate journey.

Whether you're looking to buy, sell, lease, or simply seek professional advice, Trent Estate Agents is your trusted partner in the East Midlands. Get in touch with us today, and let's make your property goals a reality. Your satisfaction is our top priority.

Please don't hesitate to contact us for any further information or assistance. We look forward to serving you.



SELL ANY  
PROPERTY  
FOR JUST  
£750+VAT

 **TRENT**  
**ESTATE AGENTS**  
Committed to Reliability



## Sales Packages

Services	Standard	Flexible
Rightmove	✓	✓
Zoopla	✓	✓
On the market	✓	✓
Valuation	✓	✓
Signboard	✓	✓
Sale Negotiations	✓	✓
Conveyancing Voucher 10%	✓	✓
Professional Photos	✓	✓
2D Floorplan	✓	✓
Assisted Viewings	✓	✓
Virtual Tour	✓	✓
3D Dollhouse Floorplan	✓	✓
No Sale No Fee	X	✓
Fee	£750 + VAT	£1500 + VAT

## Letting Packages

Services	Let Only	Management
Setup Fee (exc VAT)	£500	£500
Management Fee (exc VAT)	N/A	10% of Rent
Market Appraisal	✓	✓
Marketing your Property	✓	✓
Assisted Viewings	✓	✓
Tenant/guarantor Referencing	✓	✓
Right to Rent Checks	✓	✓
Change of Utilities	✓	✓
Negotiating Tenancy Terms	✓	✓
Preparing Tenancy Agreement	✓	✓
Collection of initial Rent/Deposit	✓	✓
Deposit Protection	✓	✓
Check-in Tenants	✓	✓
Rent Processing	X	✓
Rent Arrears Chasing	X	✓
Monthly Rental Statements	X	✓
Property Inspection	X	✓
Check-out Inspection	X	✓
Deposit Resolution	X	✓
Annual Property Appraisal	X	✓

## Landlord Services

Services	Price (exc VAT)
Additional property visit	£50
Annual Boiler Service & GSR Certificate	£140
Gas Safety Certification Only	£90
Court Attendance per hour	£150
Dwelling Fitness Assessment	£90
Inventory Check in/out	£100
Electrical Installation Certificate	£200
Energy Performance Certificate (EPC)	£90
Eviction notice (Section 21 or Section 8)	£100
HMO Licence Application	£250
Key Cutting Fees (exc Disb)	£10
Legionella Risk Assessment	£100
Portable Appliance Testing (PAT)	TBC
Possession Proceedings	£600
Rent & Legal Protection	TBC
Repair Callout (exc Disb)	£50
Selective Licence Application	£150
Smoke Alarm + CO Alarm Installation	£400
Tax Submission (NR Landlords) per Quarter	£50
Warrant of Eviction	£250



Prices in this Brochure are for 2025

