



8660 Spring Mountain Rd., Suite 103
Las Vegas, NV 89117
Phone (702) 388-9924
Fax (702) 384-9974

Property Management Fee Schedule

Our Competitive Rates:

There is never a set up fee.

1. \$300.00 Owner reserve due with signed contract.*
2. Management Fee's:
 - 1 Unit 10% of gross collected rents **
 - 2-5 Units 8% of gross collected rents ***
 - 6+ Units 7% of gross collected rents ****
3. Referral Fee: Owner to pay a MLS rental referral fee to any real estate agent who shows property and brings qualified accepted tenant. All vacant properties are listing in MLS.

Condo/Townhouse minimum	\$300.00
Single Family minimum	\$400.00

4. Owner to pay for all advertising, repairs and maintenance on properties. Owner to promptly remit payment on shortage of funds once notified by Agent.
5. Owner to pay all required funds, prior to any work being ordered, to make property rent ready.

Refer a friend or family members to us receive a multi-unit discounted rate for both you and your friend/family. (Upon receipt of executed management contract)

* Owner reserve returned at termination of contract once all fees and expenses are paid to Century 21 Solutions.

** \$70.00 Minimum

*** \$65.00 Minimum

**** \$60.00 Minimum



Each office is Independently Owned and Operated



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Property Management Tenant Responsibilities

1. Rent is due on the 1st day of the month and is considered late after 5pm on the 4th day of the month. On the 5th day of the month, the tenant will be served with a "5 Day Pay or Quit" notice and all late/processor fees will apply.
2. Tenant to maintain all utilities per lease agreement in tenant's name from the date of occupancy. Owner to pay sewer (City of Las Vegas only), and HOA association fees.
3. Tenant is responsible to follow all association rules and regulations. Tenant to be held liable for any fines levied against owner for tenant infractions.
4. Tenant to maintain yard and pool, if applicable, unless otherwise noted.
5. Tenant to cooperate with agent in regards to interior inspection with a 24 notice.
6. Tenant is responsible for all plumbing stoppages after the first 24 hours of occupancy.
7. Tenant is responsible for pest control. Owner to provide a one time pest spray within the first 30-days of occupancy at tenant's request.
8. Tenant to maintain property in move-in condition or better during occupancy.
9. Tenant to be responsible for first \$50.00 in minor repairs or maintenance.

Please call us at (702) 388-9924 with any questions that you may have.



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