



Painter Property Management – Rate Sheet

Service	Rate
▪ Tenant Placement Fee.....	50% of one month's rent
▪ Monthly Management Fee.....	10% of collected rent
▪ Lease Renewal Fee.....	\$100 per renewal
▪ Standard Labor Rate.....	\$45/hr
▪ Property Inspection.....	\$75 per inspection
▪ Emergency Response Fee.....	\$125 per incident
▪ 3 rd Party Service Coordination Fee.....	10% of invoiced amount
▪ Eviction Support Fee.....	\$200 flat rate

Note: Emergency responses include urgent repairs required to prevent property damage or ensure tenant safety (eg., burst pipes, electrical hazards, loss of heat during winter).

Note: During vacancies, all applicable fees remain in effect. A minimum of one inspection will be performed monthly, with additional inspections at the discretion of property manager during extreme weather or in high-risk areas, unless otherwise specified by the property owner.

Note: Emergency labor performed outside of normal hours (before 7am or after 5pm Mon-Sat, or anytime Sunday) will be billed at 1.5x the standard rate.

Note: Monthly management fee subject to \$50 minimum

****No management fee will be charged during the first month if tenant is not placed.**

****Fully insured and locally owned**