



ELECTRICAL SAFETY SERVICES (Private Rented Properties)

EICR

£220.00	1 & 2 bedroom flats issuing certification
£245.00	3 & 4 bedroom flats issuing certification
£245.00	2 & 3 bedroom houses issuing certification
£299.00	4 & 5 bedrooms houses issuing certification

ALARMS AND LIGHTING

From £220.00 Emergency light testing and certification (excludes additional work)

From £220.00 Fire alarm testing and certification (excludes additional work)

PAT TESTING

£2.50 per item	Testing (1-100 items)	Small properties*
£2.00 per item	Testing (100-200 items)	Reduced rates larger numbers*
£50	If testing landlord's appliances at same time of another service	

**Call out charge of £60 for Croydon area, other areas charge varies.*

Additional costs charged for any parking necessary to carry out works.

All other prices are available on application. All prices exclude VAT.

HMO SPECIFIC ELECTRICAL SERVICES

Tamper-Proof Smart Thermostats: We install app-controlled smart heating systems—such as Nest or Hive—that feature landlord locks. This allows setting of temperature caps and operating schedules to ensure tenants can't leave the heating on 24/7. POA

Run-Time Delay Switches: We fit PIR motion sensors and countdown timers in communal areas like kitchens, bathrooms, and hallways. These ensure that lights and extractor fans automatically turn off when spaces are left unoccupied. POA

Electric Shower Timers: We install inline timers and flow or power regulators on communal electric showers. This protects your utility bills by preventing tenants from taking excessively long hot showers at your expense. POA