

## UMS Pricsystem for BASELWORLD

Apartment	Own rent per month according to rental contract  or market rent for owners	How much you would receive as landlord  rounded	How much the tenant pays in total		How much the services of UMS cost  Commission 50% of the rental price, min. CHF 1'000.-	Detailed calculation for landlords						TOTAL Rental price for 10 days (mathematically)
			incl. commission of UMS	equiv. cost per day		Rent for 10 days	20% for furniture for 10 days	10% side-costs all-in for 10 days	Admini- stration max. 4% of your annual rent	Linen	Final cleaning	
<b>1 - 1 1/2-room apartment</b>	600	950	1'950	195	1'000	200	40	20	288	100	300	948
	750	1'090	2'090	209	1'000	250	50	25	360	100	300	1'085
	900	1'230	2'230	223	1'000	300	60	30	432	100	300	1'222
	1'200	1'500	2'500	250	1'000	400	80	40	576	100	300	1'496
	1'500	1'770	2'770	277	1'000	500	100	50	720	100	300	1'770
	1'800	2'050	3'080	308	1'030	600	120	60	864	100	300	2'044
<b>2 - 2 1/2-room apartment</b>	750	1'110	2'110	211	1'000	250	50	25	360	100	325	1'110
	900	1'250	2'250	225	1'000	300	60	30	432	100	325	1'247
	1'200	1'530	2'530	253	1'000	400	80	40	576	100	325	1'521
	1'500	1'800	2'800	280	1'000	500	100	50	720	100	325	1'795
	1'800	2'070	3'110	311	1'040	600	120	60	864	100	325	2'069
	2'100	2'350	3'530	353	1'180	700	140	70	1'008	100	325	2'343
<b>3 - 3 1/2-room apartment</b>	900	1'300	2'300	230	1'000	300	60	30	432	125	350	1'297
	1'200	1'580	2'580	258	1'000	400	80	40	576	125	350	1'571
	1'500	1'850	2'850	285	1'000	500	100	50	720	125	350	1'845
	1'800	2'120	3'180	318	1'060	600	120	60	864	125	350	2'119
	2'100	2'400	3'600	360	1'200	700	140	70	1'008	125	350	2'393
	2'400	2'670	4'010	401	1'340	800	160	80	1'152	125	350	2'667
<b>4 - 4 1/2-room apartment</b>	1'200	1'630	2'630	263	1'000	400	80	40	576	150	375	1'621
	1'500	1'900	2'900	290	1'000	500	100	50	720	150	375	1'895
	1'800	2'170	3'260	326	1'090	600	120	60	864	150	375	2'169
	2'100	2'450	3'680	368	1'230	700	140	70	1'008	150	375	2'443
	2'400	2'720	4'080	408	1'360	800	160	80	1'152	150	375	2'717
	3'000	3'270	4'910	491	1'640	1'000	200	100	1'440	150	375	3'265
<b>5 - 5 1/2-room apartment</b>	1'500	1'950	2'950	295	1'000	500	100	50	720	175	400	1'945
	1'800	2'220	3'330	333	1'110	600	120	60	864	175	400	2'219
	2'100	2'500	3'750	375	1'250	700	140	70	1'008	175	400	2'493
	2'400	2'770	4'160	416	1'390	800	160	80	1'152	175	400	2'767
	3'000	3'320	4'980	498	1'660	1'000	200	100	1'440	175	400	3'315
	3'600	3'870	5'810	581	1'940	1'200	240	120	1'728	175	400	3'863
<b>6 - 6 1/2-room apartment</b>	2'100	2'550	3'830	383	1'280	700	140	70	1'008	200	425	2'543
	2'400	2'820	4'230	423	1'410	800	160	80	1'152	200	425	2'817
	2'700	3'100	4'650	465	1'550	900	180	90	1'296	200	425	3'091
	3'000	3'370	5'060	506	1'690	1'000	200	100	1'440	200	425	3'365
	3'600	3'920	5'880	588	1'960	1'200	240	120	1'728	200	425	3'913
	4'200	4'470	6'710	671	2'240	1'400	280	140	2'016	200	425	4'461

### Services that you will provide as landlord

- Conclusion of the sublease contract (will be prepared by UMS)
- Thorough cleaning of the apartment before the rental period, as well as final cleaning after the rental period (can be delegated to UMS)
- Ensuring that the apartment is in a perfect condition for the rental period
- Sufficient bed linen and towels (incl. washing after the rental period)
- Sufficient free space in cupboards, shoe cabinets, etc. (so that the sub-tenants can store their belongings)
- Hand-over and take-over of the keys to/by the sub-tenant
- Ensure that the same person is present on both occasions -> in case of absence, arrangement for a representative

### Services provided by UMS

- Object description in the catalogue & on [www.ums.ch](http://www.ums.ch)
- Drawing up contract
- Ensuring that all tenants have a tenant liability insurance that is valid in Switzerland

### V.A.T.

Invoices or rental contracts to persons or companies in Switzerland: Plus 7.6 % VAT on the commissions of UMS