

LesterCampbell

PROPERTY SOLICITORS

PRICE LIST: SALE OF RESIDENTIAL PROPERTY (IN £'s):

Sale Price:	Tenure:	Fee:	VAT:	Official Copies of the Registered Title:	TOTAL:
< £100K	Freehold	595	119	6	720
	Leasehold	745	149	12	906
£100,001 - £200K	Freehold	645	129	6	780
	Leasehold	795	159	12	966
£200,001 - £300k	Freehold	695	139	6	840
	Leasehold	845	169	12	1026
£300,001 - £400K	Freehold	745	149	6	900
	Leasehold	895	179	12	1086
£400,001 - £500K	Freehold	795	159	6	960
	Leasehold	945	189	12	1146
£500,001 - £750K	Freehold	845	169	6	1020
	Leasehold	995	199	12	1206
£750,001 - £1m	Freehold	895	179	6	1080
	Leasehold	1045	209	12	1266
£1m +	Freehold	0.10%		6	
	Leasehold	Add: 150	30	12	

Why are leasehold transactions more expensive?

The higher fee for leasehold transactions reflects the additional work incidental to checking the Lease, obtaining replies to leasehold enquiries from landlords, management companies and managing agents, apportioning ground rent and services charges on completion and negotiating retention clauses where service charges are based on estimated costs. Please note additional fees and likely to be payable to whoever collects your ground rent and/or service charges for supplying the required information.

Additional Fee Guide

The above fees include all work incidental to a usual transaction, including redemption of a mortgage and all bank transfer fees. Additional fees will be payable for the following works which are **outside the scope of a typical instruction**:

Additional Fee Guide:	Fee:	VAT:	Total:
Adapting documents for electronic signature; price per document	2	0	2
Redemption of additional charge or removal of a restriction	95	19	114
Transfer of a share of freehold alongside a leasehold sale	95	19	114
Management company restrictions and additional work incidental thereto	95	19	114
Sale of unregistered land/preparation of an Epitome of Title	195	39	234
Preparation of a Sworn Statement in connection with a title defect	195	39	234
Applying for an SDLT Surcharge Reclaim	195	39	234
Staircasing (acquiring further shares in a shared ownership before sale)	295	59	354
Redemption (includes porting) of an Islamic Mortgage	395	79	474
Approving a Deed of Variation to correct a Lease Defect	495	99	594
Drafting a Deed of Variation to correct a Lease Defect	795	159	954
Drafting or negotiating an Exclusivity Agreement	795	159	954
Preparing a new Lease or Transfer of Part for a Sale of Part	995	199	1194
Extending a Lease term by agreement with the Landlord alongside a sale	995	199	1194