

YOUR QUOTE

Reference: 4323257

Date: 11.07.2024

£1,453

Excl. Gov. Fees

YOUR DETAILS

Rachael Gent

hello@gentlaw.co.uk

YOUR PURCHASE

Property Price

£250,000.00

Tenure

Freehold

Buyers

1

Call Us

01782 486700



Legal Fees	Net	VAT	Total
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Legal Fees	£895.00	£179.00	£1,074.00
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Subtotal	£895.00	£179.00	£1,074.00
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Disbursements	Net	VAT	Total
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Search Pack (estimated)	£250.00	£0.00	£250.00
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Bank Transfer Fee	£35.00	£7.00	£42.00
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ID Verification Fee	£12.50	£2.50	£15.00
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Land Charges Search Fee	£2.00	£0.40	£2.40
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Land Registry Priority Search Fee	£3.00	£0.60	£3.60
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Subtotal	£302.50	£10.50	£313.00
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Additional Fees	Net	VAT	Total
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Case Management Fee	£35.00	£7.00	£42.00
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File Storage Fee	£20.00	£4.00	£24.00
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Subtotal	£55.00	£11.00	£66.00
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Total excl. Gov. Fees:	£1,252.50	£200.50	£1,453.00
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Government Fees	Net	VAT	Total
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Land Registry Fee	£150.00	£0.00	£150.00
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Stamp Duty Land Tax - Government Tax	£0.00	£0.00	£0.00
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Subtotal	£150.00	£0.00	£150.00
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Total	£1,402.50	£200.50	£1,603.00
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IMPORTANT INFORMATION

If it transpires that the property is Leasehold and we were not informed at the time of instruction, there will be a charge for dealing with the lease starting from £175.00+ VAT.

Searches required may vary from region to region. Search packs do not include certain regional searches, for example some areas require a 'Coal Mining' Search and this will attract an additional fee. We will confirm if the property you are buying is in an area where additional searches are recommended.

We will ask you for £450.00 on account along with your signed letter of instruction to start the process of ordering the necessary searches.

Whilst most properties are registered, some are not. If a property is unregistered, additional work is involved which will incur a further charge.

During the course of the transaction, unavoidable, additional disbursements may be incurred. We will advise you of any such costs and they will be payable by you.

The quote is valid for 30 days subject to receiving your instruction. Within this period our fees will not increase. Please note that fees applicable to the Land Registry will adjust according to the most recent scale at the time your case completes should changes have been made from the date of your instruction.

Our fee is based upon the information provided. If this is incorrect or changes, you should let us know immediately.

This Quote is subject to any government changes.