

## Sale: Fixed Legal Fees\*

### Freehold/Leasehold House

Tier	Sale Price	Cost	VAT	Total
1	£0-£150,000.00	£575.00	£115.00	<b><u>£690.00</u></b>
2	£150,001.00-£200,000.00	£700.00	£140.00	<b><u>£840.00</u></b>
3	£200,001.00-£300,000.00	£820.00	£164.00	<b><u>£984.00</u></b>
4	£300,001.00-£500,000.00	£935.00	£187.00	<b><u>£1,122.00</u></b>
5	£500,001.00-£1,000,000.00	£1,200.00	£240.00	<b><u>£1,440.00</u></b>
6	£1,000,000.00 +	0.15% of the sale price		

Please note for any transactions outside of the North West there will be an additional charge of £300.00 + VAT

### Plot/Flat/Shared Ownership\*

Tier	Sale Price	Cost	VAT	Total
1	£0-£150,000.00	£645.00	£129.00	<b><u>£774.00</u></b>
2	£150,000.00-£200,000.00	£730.00	£146.00	<b><u>£876.00</u></b>
3	£200,000.00-£300,000.00	£850.00	£170.00	<b><u>£1,020.00</u></b>
4	£300,000.00-£500,000.00	£1,020.00	£204.00	<b><u>£1,224.00</u></b>
5	£500,000.00-£1,000,000.00	£1,300.00	£260.00	<b><u>£1,560.00</u></b>
6	£1,000,000.00 +	0.15% of the sale price		

Please note for any transactions outside of the North West there will be an additional charge of £300.00 + VAT

\*legal fees are inclusive of our investigating legal title and drafting the contract documentation and providing the Buyers Solicitors with a Contract pack, answering replies to enquiries when raised by the Buyers Solicitors, reporting to you on the Contract documentation, bringing the transaction to a conclusion and redeeming any financial charges registered against the property.

Disbursements	Costs	VAT	Total
Telegraphic Transfer Fee	£35.00	£7.00	£42.00
AML Search (Per Name)	£5.00	£1.00	£6.00
Official Copy (Per Document)	£3.00	TI	£3.00
SIM Search (If Unregistered)	£4.00	TI	£4.00
Indemnity Insurance Admin Cost	£10.00	£2.00	£12.00
LR Priority Search (Per Title)	£3.00	TI	£3.00
Bankruptcy (Per Name)	£2.00	TI	£2.00
Key Undertaking	£75.00	£15.00	£90.00
Declaration of Trust	£75.00	£15.00	£90.00
Statutory Declaration	£75.00	£15.00	£90.00

If you do not hold any planning consents you may be required to obtain duplicates and or put in place indemnity insurance: The costs for obtaining duplicates/indemnity insurance will be borne by you and we will obtain your authority for agreement before the costs are added to the sale. If the title to the property is defective, you will be responsible for the costs of suitable indemnity insurance. We will obtain your authority for agreement before the costs are added to the sale.