

**SCALE OF CONVEYANCING FEES**  
**AS AT 4<sup>th</sup> JUNE 2018**

**RESIDENTIAL PURCHASE**

<b><u>Price of Property</u></b>	<b>=</b>	<b><u>Our Legal Fees inclusive of Vat and Bank Admin fee</u></b>
<b>0 - £90,000</b>	<b>=</b>	<b>£514.80</b> plus associated disbursements
<b>£90,000 - £125,000</b>	<b>=</b>	<b>£552.00</b> plus associated disbursements
<b>£125,000 - £200,000</b>	<b>=</b>	<b>£600.00</b> plus associated disbursements
<b>£200,000 - £275,000</b>	<b>=</b>	<b>£666.00</b> plus associated disbursements
<b>£275,000 - £350,000</b>	<b>=</b>	<b>£756.00</b> plus associated disbursements
<b>£350,000 - £425,000</b>	<b>=</b>	<b>£846.00</b> plus associated disbursements
<b>£425,000 - £500,000</b>	<b>=</b>	<b>£1,014.00</b> plus associated disbursements
<b>£500,000 - £600,000</b>	<b>=</b>	<b>£1,086.00</b> plus associated disbursements
<b>£600,000 - £700,000</b>	<b>=</b>	<b>£1,200.00</b> plus associated disbursements
<b>£700,000 - £800,000</b>	<b>=</b>	<b>£1,260.00</b> plus associated disbursements

**Disbursement Costs:**

Disbursements are costs related to your matter that are payable to third parties, such as Land Registry fees. We handle the payment of the disbursements on your behalf to ensure a smoother process.

**Land registry fee**

The registration fee depends on the value of the property. More information can be found on the following website:

<https://www.gov.uk/guidance/hm-land-registry-registration-services-fees>

### **Stamp Duty or Land Tax (on purchase)**

This depends on the purchase price of your property. You can calculate the amount you will need to pay by using <https://www.tax.service.gov.uk/calculate-stamp-duty-land-tax/#/intro> or if the property is located in Wales [by using the Welsh Revenue Authority's website here.](#)

### **Other Disbursements/search fees:**

Local Search Fee (approx as fee varies depending on local authority) :	£150.00
Land Registry & Bankruptcy search:	£9.70
HMRC & Land Registration electronic submission fee:	£7.20
Lawyer Checker Fee	£12.00
AML fee per person	£7.20
Lenders Fee to release funds (if applicable)	£12.00

### **Recommended Optional Disbursements:**

Mining Search :	£51.60
Water and Drainage Search:	£65.00
Environmental Search:	£51.00
Energy & Infrastructure	£24.00
Flood Search	£24.00

## RESIDENTIAL SALE

<u>Price of Property</u>	<u>Our Legal Fees inclusive of Vat</u>
<b>0 - £125,000</b>	<b>£478.80</b> plus bank admin fee £ 36.00 and associated disbursements of £7.80
<b>£125,000 - £200,000</b>	<b>£540.00</b> plus bank admin fee £ 36.00 and associated disbursements of £7.80
<b>£200,000 - £275,000</b>	<b>£630.00</b> plus bank admin fee £ 36.00 and associated disbursements of £7.80
<b>£275,000 - £350,000</b>	<b>£660.00</b> plus bank admin fee £ 36.00 and associated disbursements of £7.80
<b>£350,000 - £425,000</b>	<b>£750.00</b> plus bank admin fee £ 36.00 and associated disbursements of £7.80
<b>£425,000 - £500,000</b>	<b>£834.00</b> plus bank admin fee £ 36.00 and associated disbursements of £7.80
<b>£500,000 - £600,000</b>	<b>£906.00</b> plus bank admin fee £ 36.00 and associated disbursements of £7.80
<b>£600,000 - £700,000</b>	<b>£984.00</b> plus bank admin fee £ 36.00 and associated disbursements of £7.80
<b>£700,000 - £800,000</b>	<b>£1,050.00</b> plus bank admin fee £ 36.00 and associated disbursements of £7.80

## **RE-MORTGAGES**

**FIXED FEE OF £350.00 Including VAT**

## **RE-MORTGAGES & TRANSFER OF EQUITY**

**FIXED FEE OF £399.00 Including VAT**

## **TRANSFER OF EQUITY ONLY**

**FIXED FEE OF £300.00 Including VAT**

## **LEASES**

**NEW LEASE: £960 plus associated disbursements**

**ASSIGNMENT OF LEASE: £720.00 plus associated disbursements**

## **Wills**

**£180.00 for 1 Will**

**£300.00 for 2 Wills**

**£120.00 for a Codicil**

## **Probate**

**Hourly rate of Licenced Conveyancer: £145.00 plus VAT per hour**

**Hourly rate of Solicitor: £190.00 plus VAT per hour**

## **Private Family and Children Matter**

<b>Director's Chargeable Hourly Rate:</b>	<b>£190 plus VAT</b>
<b>Associate Solicitor's Chargeable hourly rate:</b>	<b>£170 plus VAT</b>
<b>Assistant Solicitor's Chargeable hourly rate:</b>	<b>£145 plus VAT</b>
<b>Licenced Conveyancer's Chargeable hourly rate:</b>	<b>£145 plus VAT</b>
<b>Legal Clerks Chargeable hourly rate:</b>	<b>£100 plus VAT</b>