

ANTHONY HARRIS & COMPANY

CONVEYANCING CHARGES

<u>OUR FEES</u>			<u>PURCHASE DISBURSEMENTS</u>	
TRANSACTION PRICE	Sale / Purchase Freehold (excl. VAT)	Sale / Purchase Leasehold (excl. VAT)	H.M. Land Registry fee	<u>Search fees</u>
0 - 200,000	£750.00	£825.00	£40 - £190	Local) Water & Drainage) estimated £300.00 Environmental)
200,001 – 300,000	£800.00	£875.00	£270	
300,001 – 400,000	£850.00	£925.00	£270	<u>Other fees</u>
400,001 - 500,000	£925.00	£1000.00	£270	Leasehold purchases give rise to Managing Agents Enquiries which are typically between £250 and £350
500,001 - 600,000	£1000.00	£1075.00	£540	Dealing with mortgage £100
600,001 – 700,000	£1075.00	£1150.00	£540	
700,001 - 800,000	£1150.00	£1225.00	£540	
800,001 - 900,000	£1225.00	£1300.00	£540	<u>Stamp Duty Land Tax on Purchase Price</u>
900,001 – 1,000,000	£1300.00	£1375.00	£540	Below £125,000 Exempt
1,000,001 – 1,100,000	£1350.00	£1425.00	£910	£125,001 to £250,000 2%
1,100,001 – 1,200,000	£1400.00	£1475.00	£910	£250,001 to £925,000 5%
1,200,001 – 1,300,000	£1450.00	£1525.00	£910	£925,001 to £1,500,000 10%
1,300,001 – 1,400,000	£1500.00	£1575.00	£910	The above rates relate to principal resident purchases only. The purchase of a second home or “buy to let” property will normally result in a 3% additional SDLT

PLEASE NOTE THAT OUR FEES ARE SHOWN EXCLUSIVE OF VAT (currently 20%)

NB In many cases Land Registry fees can be reduced by 50%

Freehold remortgages (with a remortgage value of £200,000 or less)

£400.00 excl. VAT

NB. Some lending institutions impose substantial additional requirements and the above figure may be subject to increase

The above figures set out our normal scale of charges. If a matter does not proceed to completion, work done and disbursements paid will remain chargeable, although our own fees would not normally exceed £200 plus VAT

An additional £10 should also be allowed for sundry search items

Bank electronic (same day) transfers are charged at £30.00 excl. VAT

Leasehold purchases normally give rise to additional expenses, such as Landlord's Notice of Assignment fees. Apportioned ground rent and service charges will also be payable upon completion.