

## **CONVEYANCING SERVICES**

Our team at THB Legal know just how important and potentially stressful a house move can be and will be on hand to assist you every step of the way. Please click on the relevant link on our website to meet our team of experienced solicitors.

Our solicitors deal with every form of property matter from sales and purchases of freehold and leasehold properties, new developments, remortgages, transfers of equity and can guide you through any transactions of a more specialist nature. We are supported by experienced conveyancing assistants who will keep you updated should you be unable to speak to your dedicated solicitor in the first instance.

## **CONVEYANCING PROCESS**

Once instructed we will look to progress your matter as quickly and as efficiently. It is possible that factors not previously known at the outset of the matter become apparent but you will have the benefit of an experienced solicitor working with you to resolve any issues in a practical and cost efficient manner. Please refer to our Conveyancing Process for a detailed breakdown of what is typically involved in a standard sale, purchase or remortgage. Please note that each transaction is unique and we will provide you with detailed guidance every step of the way once we are instructed for you.

## **GUIDANCE NOTES**

The costs payable by you will depend on the type of matter on which we are instructed. We can assist with a sale, purchase, remortgage, redemption of a charge, transfer of title and have experience with freehold, leasehold titles, new build developments, Help to Buy schemes or Shared Ownership arrangements but the specifics of that transaction will determine the charges payable by you.

For illustrative purposes, our typical fee on the sale of a freehold property at a price of £200,000 would be a minimum of £625 plus VAT. If this were a leasehold title, an additional £150 plus VAT would be charged.

Our typical fee on the purchase of a freehold property with a price of £200,000 purchasing with the assistance of a mortgage would be a minimum of £650 plus VAT.

A straightforward remortgage of a freehold property would be a minimum of £400 plus VAT but would not include the cost of dealing with a transfer of title.

There will also be additional costs payable on either your sale, purchase or remortgage (or other more matter) which are specific to that matter. For example, on a sale we will apply for office copies of the title to your property. On a purchase, we will apply for local authority, water and drainage and other relevant searches. These are known as disbursements and for more information, please refer to the Guidance Notes on our website for more details.

As your matter is unique to you, we would urge you to contact us using either the Enquiry Tool on the website or by emailing directly the solicitor of your choice based in the office most suited to you who will provide you with a written breakdown of costs involved in your matter.