



## What are the possible extra costs in a property sale?

We have tried to include in this e-quote estimate all the major items of expenditure that we anticipate you will incur during the transaction. Sometimes however matters can arise which mean that extra costs are incurred. Let us you give some examples:

### On your Sale...

- **Planning and New-build Documents** - It may be necessary to obtain copy documentation such as planning agreements, planning consents, building regulation consents and NHBC documentation to satisfy the requirements of your Buyers Solicitor for which the Authority supplying the documentation may make a charge.
- **Leasehold** - In the case of Leasehold properties, Management Companies and Landlords will charge you as their client for their time and copying charges for collating a Leasehold Information Pack. Some will charge more than others. This can range anywhere between £250 to £500 but some will charge less and some more. Your Management Company or landlord will usually make a charge for supplying additional information.
- **Copies of your Title** - An allowance has been made for one set of Official Copies of the Land Register. If your Property has more than one title or your Buyers Solicitor requires documents referred to in the title there may be additional charges.
- **Lender's Charges** - Your Lender may charge for the production of your title deeds.
- **Paying off your mortgage** - If you have a mortgage registered against your property you will incur a Telegraphic Transfer Charge of £37.50 + VAT to cover our administration charge and the fee we have to pay to the bank for transmission of funds to redeem your mortgage upon completion. If you have more than one Lender or you require us to transmit funds to your account there will be additional Telegraphic Transfer Charges.

Sometimes it may be cheaper for you to pay off your mortgage by an electronic transfer rather than to incur additional interest and if this is the case there will be an additional charge of £37.50. We may ask your mortgage company to tell us how much is needed to pay off your mortgage and they may make a charge for this.



## Our charges for any additional work you wish to instruct us to carry out on your behalf

### Sale

Telegraphic Transfer Fee	£ 37.50 plus VAT
Next Day Faster Payment (NFP)	Free of Charge
Cheque	Free of Charge

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Newbury  
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