



Transparent Fees & Additional Services

Your Guide to Our Fees & Services

Introduction

At Aconveyancing, our goal is to provide a swift, efficient, and secure property transaction experience for all our clients. The Legal Cost Estimate you receive outlines the fees required to complete your transaction based on the details provided at the time of instruction.

Should any additional work or costs arise during the process, your Conveyancer will inform you promptly and explain the reasons for these changes.



Our Fees & Services

Common Products

	Fee Excluding VAT (£)
Bankruptcy fee (per name)	6
File Opening Fee (per property)	160
Bank Transfer fee	40
Third party/Additional identify check fee	75
Land Registry search fee (per property)	7
Requesting PP/Bregs	75
Fraud Restriction	95
Electronic archive fee	30

Additional and Title Check

	Fee Excluding VAT (£)
Dealing with New Build purchase	400
Obtaining copy documents from third parties	100
Buy to Let	75
Unregistered/First Registration	250
Right to Buy	200
Transfer of Equity /Deed of Gift	400
Transfer of Part	500
Additional title/Amending Title	100
Possessory Title	100
Difficult Title /Boundary Issues	200
Flying freehold	150
Drafting Declaration of Trust	400
Deed of Postponement	150
Deed of Grant/Variation of Rights	200
Deed of Guarantee /Independent Legal Advice (per person)	250
Restriction	95

Our Fees & Services

Additional and Title Check

	Fee Excluding VAT (£)
Unilateral Notice	150
Listed Building	100
Freehold Flat	200
Overage/Other	350
Solar Panel Leases	200
Septic Tank / Sewerage Treatment Plant	150
Sale dealing with High Rise Flat	500
Purchase dealing with High Rise Flat	1200
Retirement Flat	100
Part Ex	250
Mortgagee in Possession	250
Dealing with Power of Attorney	150
Section 106/38/104	150
Creation/Discharge of additional Legal Charges	150
Tenant in Occupation	50
Acting for a Company	100
Rent Charge	100
Sale by Executor	95
Remortgage Dealing with High Rise Flat	650
Dealing with Freehold Management Company	150

Our Fees & Services

Leasehold Properties

	Fee Excluding VAT (£)
Leasehold Fee	200
Notice Fee Transfer / Mortgage (each)	50
Dealing with apportionments	75
Deed of Covenant	100
License to Assign	175
Deed of Variation	750
Dealing with Stock Transfer Forms/Share Certificates	75
Completing Certificate of Compliance for Restriction	75
Share of Freehold (Sale/Purchase)	200
New Lease	450
Shared Ownership Leases	250
Short Term Lease	150
Good Leasehold Title / Amending Title	150
Neighbouring Lease/Additional Lease	200
Extension of Lease Term (informal route)	950
Extension of Lease Term, drafting new lease (S42 route)	1200
Drafting and Serving S42 Notice	600
Drafting Deed of Assignment for S42 Notice	600
Receiving/Approving S42 Notice and Deed of Assignment	400
Approving draft Lease extension	500
Arranging Retention clauses	95
Dealing with Retention following completion	100
Selling grant of a New Lease	400
Buying grant of New Lease	200

Our Fees & Services

Mortgage

	Fee Excluding VAT (£)
Purchase dealing with new Mortgage	95
Sale dealing with redemption of mortgages/secured charges	95
Equity Release redemption	300
Equity Release new mortgage	500
Referring issue to Lender	75
Occupiers Consent Requirements	75
Occupiers waiver declaration	75
Gifted deposit / Third party funding	200
Subsequent Giftors (per name)	50
Help to buy ISA/LISA	50
Dealing with the removal of a Help to Buy Loan (remortgage)	150
Dealing with Postponement of Help to Buy Loan (remortgage)	125
Special condition or requirement (per condition)	75
Bridging Finance	750

Expedited Transactions

	Fee Excluding VAT (£)
Exchange and completion within 5 working days	125
Drafting additional contract package for contract race	300
Preparation of contract package for sale at auction	250
Dealing with Auction (28 days)	500
Dealing with Auction (56 days)	250
Expedited Fee	500

Our Fees & Services

Miscellaneous Issues & Charges	Fee Excluding VAT (£)
Arranging/Dealing with Indemnity Insurance (sale and purchase)	90
Statutory Declaration / Statement of Truth	250
Declaration of Solvency / Bankruptcy Issues	50
Dealing with Green Deal Loan issues	100
Obtaining access to property between exchange and completion (per Key undertaking)	150
Late completion fees - Serving Notice to Complete	200
Dealing with New Build Completion on Notice	100
Dealing with Third Party Lawyers (e.g., matrimonial dispute)	150
Dealing with matrimonial issues	150
Assignment of an agreement for sale	75
Administering service charge retentions	100
Deed of Consent for mortgage increase	75
Dealing with repossession issues	150
Dealing with late completions	100
Hourly Rate	200
Copy title deeds following completion	50
File retrieval from Archive Storage	50
Archived File Copy Charges	50

Contact Us

If you have any questions regarding fees, please reach out to your conveyancer, who will be happy to assist.

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