



Costs when buying property at auction

Base Legal Fees for Properties Bought at Auction: from £995.00* + VAT

Additional Charges:-

Dealing with Bridging Finance:	from £250 + VAT
Dealing with Leasehold requirements:	£200 + VAT
Preparation and submission of Stamp Duty Land Tax (SDLT) Return	£100 + VAT
Bank TT	£40 + VAT

The auction legal pack normally contains the results of Local, Water & Drainage and Environmental searches which will be required if you are obtaining finance to assist with the purchase. If there are no searches contained within the auction pack, we can obtain these at an approximate cost of £150.00. The Local Search could contain adverse entries such as specific and/or other charges.

Please ensure that you make relevant checks and viewings where possible. It is imperative where possible to check the interior of the dwelling prior to exchange i.e., bidding.

Costs when selling property at auction:-

Base Legal fees for properties sold at Auction:- from £300.00* + VAT

Costs for reviewing a Legal Pack: - from £300.00* + VAT

Disbursements:

For disbursements details please click here (insert link) <https://www.gadlegal.co.uk/services-for-individuals/residential-conveyancing/conveyancing-costs/conveyancing-disbursements>

For Stamp Duty rates and figures please click here (insert link) <https://www.tax.service.gov.uk/calculate-stamp-duty-land-tax/#/intro>

***Fee quoted does not apply to commercial properties or multiple properties in a single lot.**

