

GLAISYERS

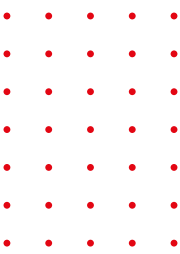
ETL
GLOBAL



SERVICE & PRICING

RESIDENTIAL CONVEYANCING

www.glaisyers.com | 0161 832 4666 | hello@glaisyers.com



Who we are

At Glaisyers ETL, we understand that buying, selling or remortgaging your home can be a very stressful time. Don't worry – we've got masses of experience in this area. We represent all major lending institutions and comply with the Council for Mortgage Lenders Handbooks for England and Wales. We've also been awarded membership of The Law Society's mark of excellence, the Conveyancing Quality Scheme for all residential conveyancing in England and Wales.

The department is headed by **Ross Wellman**, who qualified in 1987. He originally trained as a property development lawyer and has a proven track record of working on complex and high-value property transactions, including Site Acquisition, Commercial & Mixed-Use Developments, as well as overseeing Plot Sales on behalf of Developers.

Samuel Gill qualified as a solicitor in 2011. He has experience dealing with all types of conveyancing transactions, including new build properties, leasehold houses and flats, shared ownership homes and high value transactions. Like the rest of our team, he always goes the extra mile to ensure his clients receive the best possible service.

Kathryn O'Rourke's experience is in all aspects of residential property including freehold, leasehold, newbuild and re-mortgage transactions. Kathryn also has experience in dealing with commercial property, bridging finance and lender recoveries work. Before joining Glaisyers in 2020, she worked at a national legal 500 firm where she qualified as a Solicitor in April 2020.

Kavita Uppal qualified as a Solicitor in 2020. She has previous experience working within Real Estate Finance and Residential Conveyancing dealing with purchases, sales and remortgages on freehold and leasehold matters. Kavita has acted on separate representation matters solely for the lender on both long-term and bridging loans. She has also acted for both the lender and buyer on joint representation transactions.

Jen Shackley is a Conveyancing Executive within the residential property team. Jen joined Glaisyers ETL in February 2022 from Kuits. She has specialised in property transactions for 10 years and has a wealth of experience in all residential property matters. Jennifer aims to complete and become a Graduate member of cILEX in 2023.

Rob Kinnon-Brettie, our Post Completions Executive, has been handling post completion work since 2002. He has considerable knowledge of First Registrations, freehold, leasehold, new-build, refinance and commercial transactions and working with HMRC, HM Land Registry and Companies House. Rob joined Glaisyers in August 2022 and has been an excellent addition to the team.

Thomas Partington is an Apprentice Solicitor within the residential property team who joined Glaisyers ETL in August 2018. Tom has great experience in dealing with residential property purchases, sales, remortgages and transfers of equity.

Our Service

Our team provides the highest quality service in all areas of residential and commercial conveyancing; from straightforward sales, purchases and re-mortgages to leasehold houses and flats, drafting leases, lease extensions and variations, new build properties, shared ownership homes, right to buy purchases, transfers of equity, deeds of declaration of trust – the list goes on! In short, if you have any kind of issue involving a property, there will be someone on our team able to fully assist you. Our aim is to take the anxiety out of the conveyancing process by offering you our extensive and varied experience and the best possible service.

The national average time taken from receipt or issue of contracts to exchange is six to eight weeks for freehold transactions, and ten to twelve weeks for leasehold transactions. We will do our very best to try and reduce timescales as much as we can, but often there are delays caused by factors outside our control, such as delays in mortgage offers being issued, or delays somewhere else in the chain.

Residential Property Fee Scale – Sale

Price of Property

£0 to £100,000
 £100,001 to £200,000
 £200,001 to £300,000
 £300,001 to £400,000
 £400,001 to £500,000
 £500,001 to £600,000
 £600,001 to £700,000

Sale

£1,050 plus VAT
 £1,100 plus VAT
 £1,200 plus VAT
 £1,300 plus VAT
 £1,400 plus VAT
 £1,500 plus VAT
 £1,600 plus VAT

Supplement

Leasehold fee
 Unregistered fee
 Shared ownership fee
 Help to Buy Equity Loan

Charge

£200 plus VAT
 £200 plus VAT
 £200 plus VAT
 £200 plus VAT

Supplement to appear on every quote

CHAPS Bank Transfer (per transfer)
 BACS Bank Transfer (per transfer)
 ID verification (per person)
 Bankruptcy Search (per name)
 Copies of HMLR downloads/documents (per document)
 Personal Bank Account Checker Fee

Charge

£35
 £15
 £10
 £2
 £3
 £2.50



Residential Property Fee Scale – Purchase

Price of Property

Sale

£0 to £100,000	£1,050 plus VAT
£100,001 to £200,000	£1,150 plus VAT
£200,001 to £300,000	£1,200 plus VAT
£300,001 to £400,000	£1,300 plus VAT
£400,001 to £500,000	£1,500 plus VAT
£500,001 to £600,000	£1,700 plus VAT
£600,001 to £700,000	£1,800 plus VAT
£700,001 to £1,000,000	£2,000 plus VAT
£1,000,001 to £1,500,000	£2,200 plus VAT
£1,500,001 to £2,000,000	£2,700 plus VAT

Supplement

Charge (Excluding VAT)

Leasehold fee	£200
Unregistered fee	£200
Shared ownership fee	£200
New build fee	£300
Help to Buy Equity loan	£200
Help to ISA fee	£50
Right to Buy	£200
Islamic Mortgage	£300
Auction/Repossession	£200
Self-Build	£500
Gifted Deposit	£50
Bridging Finance Fee	£350

Supplement to appear on every quote

Charge

CHAPS Bank Transfer (per transfer)	£35
BACS Bank Transfer (per transfer)	£15
ID verification (per person)	£10
Proof of funds verification (per person)	£10
Bankruptcy Search (per name)	£2
Land Registry Priority Search	£3
Lawyer Checker Fee	£15

Residential Property Fee Scale – Re-mortgage

Band Fee (Excluding VAT)

£0 to £100,000	£900
£100,001 to £250,000	£1,000
£250,001 to £400,000	£1,050
£400,001 to £550,000	£1,100
£550,001 to £650,000	£1,150
£650,001 to £750,000	£1,200
£750,001 to £1,000,000	£1,400
£1,000,001 to £1,500,000	£1,600
£1,500,001 to £2,000,000	£1,800

Supplement Charge (Excluding VAT)

Leasehold fee	£200
Unregistered fee	£200
Shared ownership fee	£200
Transfer of Equity	£200
Help to Buy Loan	£200
Limited Company remortgage	£150
Bridging Finance Fee	£350

Supplement to appear on every quote

Charge

CHAPS Bank Transfer (per transfer)	£35
BACS Bank Transfer (per transfer)	£15
ID verification (per person)	£10
Land Registry Priority Search	£3
Bankruptcy Search (per name)	£2
Copies of HMLR downloads/documents (per document)	£3
Personal Bank Account Checker Fee	£2.50

Residential Property Fee Scale – Transfer of Equity

Band	Fee (Excluding VAT)
£0 to £100,000	£900
£100,001 to £250,000	£1,000
£250,001 to £400,000	£1,050
£400,001 to £550,000	£1,100
£550,001 to £650,000	£1,150
£650,001 to £750,000	£1,200
£750,001 to £1,000,000	£1,400
£1,000,001 to £1,500,000	£1,600
£1,500,001 to £2,000,000	£1,800

Supplement	Charge (Excluding VAT)
Leasehold fee	£200
Unregistered fee	£200
Shared ownership fee	£200

Supplement to appear on every quote	Charge
CHAPS Bank Transfer (per transfer)	£35
BACS Bank Transfer (per transfer)	£15
ID verification (per person)	£10
Land Registry Priority Search	£3
Bankruptcy Search (per name)	£2
Copies of HMLR downloads/documents (per document)	£3
Personal Bank Account Checker Fee	£2.50



Manchester Office:

One St. James's Square,
Manchester M2 6DN
T: 0161 832 4666



London Office:

Pinner's Hall,
105-108 Old Broad Street,
London EC2N 1ER
T: 0203 928 5600

Email: hello@glaisyers.com

www.glaisyers.com

The information included is correct as of May 2023.

Some costs included are from third-party organisations and we have no control over their pricing. The information related to the third-party organisations is checked every six months and updated at that time, if necessary.