

# CATALYST

## PROPERTY FINANCE

### LEGAL FEES

Solicitors will be required in all transactions, and an Applicant must instruct a solicitor to act on their behalf. In order for their solicitors to be acceptable to Catalyst Property Finance, they must be SRA registered with 3 or more SRA approved managers, and this can be verified by referring to the Law Society register on this website – [www.lawsociety.org.uk](http://www.lawsociety.org.uk).

Catalyst Property Finance will instruct solicitors to act for us in relation to an Applicant's mortgage, the cost of which, will be covered by the Applicant. Upon instruction, our Solicitor will request an undertaking for the costs to be met, even in the event that the application does not complete and the Applicant's solicitor will need to confirm that funds are being held on account to cover such undertaking. These fees are variable and can differ depending on whether the Applicant is a corporate entity, how many properties/titles are included, if there are multiple Leases or ASTs and the size of the loan.

LEGAL FEE SCALE	
Loan size	Base fee
< £1,000,000	£1250.00
£1,000,001 - £2,000,000	£1750.00
£2,000,000 +	By arrangement
Plus	
Borrower is a company	£500.00
Leasehold supplement	£500.00
Additional documents	£500.00
Additional properties/titles	£500.00 per property/title
Development loan	£500.00
<b><i>All the fees quoted are per deal and exclusive of VAT and disbursements/expenses and are subject to change if there are delays in completion.</i></b>	

For more complex deals a bespoke quote will be requested from our panel of Solicitors.