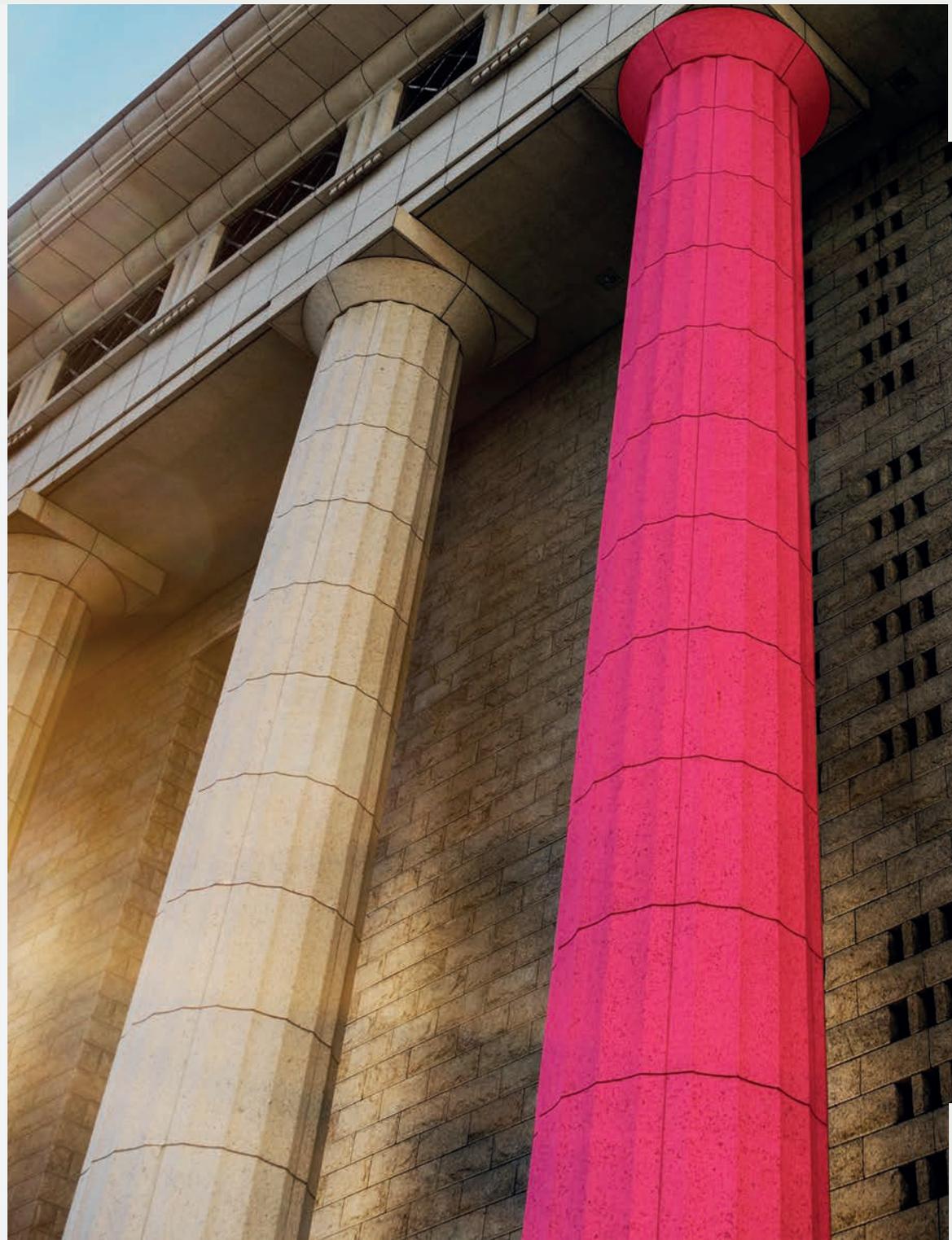




Instructing a lawyer with Lendco

Notes for intermediaries

FOR INTERMEDIARIES ONLY





Our panel

Lightfoots
SOLICITORS

Lightfoots

LS
LAWRENCE STEPHENS

Lawrence Stephens

bower bailey
SOLICITORS

Bower Bailey

BUDE
NATHAN
IWANIER LLP
SOLICITORS

Bude Nathan Iwanier



JMW Solicitors



TWM Solicitors

gunnercooke

Gunnercookes Solicitors



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Legal fees

Buy to Let

Based on Loan Amount (not exceeding)	Single Rep		Dual Rep	
	Individuals	Corporate	Individuals	Corporate
£250,000	£675	£950	£1050	£1125
£500,000	£800	£1100	£1175	£1400
£750,000	£925	£1350	£1450	£1675
£1,000,000	£1150	£1425	£1550	£1725
£1,500,000	£1450	£1825	Not Available	Not Available
£2,000,000	£1650	£1875	Not Available	Not Available
£2,500,000	£2125	£2400	Not Available	Not Available
£3,000,000	£2500	£2775	Not Available	Not Available
4,000,000	£3300	£3750	Not Available	Not Available
Over £4,000,000	By agreement		Not Available	Not Available
Portfolios	By agreement			

Bridging

Based on Loan Amount (not exceeding)	Single Rep		Dual Rep	
	Individuals	Corporate	Individuals	Corporate
£250,000	£675	£950	£1050	£1125
£500,000	£800	£1100	£1175	£1400
£750,000	£925	£1350	£1450	£1675
£1,000,000	£1150	£1425	£1550	£1725
£1,500,000	£1450	£1825	Not Available	Not Available
£2,000,000	£1650	£1875	Not Available	Not Available
£2,500,000	£2125	£2400	Not Available	Not Available
£3,000,000	£2500	£2775	Not Available	Not Available
4,000,000	£3300	£3750	Not Available	Not Available
Over £4,000,000	By agreement		Not Available	Not Available
Portfolios	By agreement			



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Lendco information

- › **All standard re-finances can proceed on a dual represented** basis meaning Lendco's solicitor acting for us and the borrower. (This is the most cost effective for the borrower seeing they only have one set of fees to pay, and we have one solicitor acting meaning a smoother process. Ideally, we would recommend that customers proceed this way on as many re-finances as possible)
- › All purchase transactions will need to proceed on a sole represented basis, meaning the **customer will have to have their own SRA solicitor acting and Lendco will have one of our panel members act for us**. Please note that solicitors not included on our attached panel list **cannot act for Lendco**
- › Dual representation on re-finances is only available for **loan amounts up to £1 million**. A bespoke quote would need to be obtained from one of our solicitor panels if the intermediary requests dual representation on any loans over this amount. Please email the completions team at completions@lendco.co.uk for any enquires
- › Any complex transactions with multiple units, leases etc. will need to be quoted on a bespoke basis. Again, please email completions@lendco.co.uk if you receive any enquires
- › The solicitor/firm acting on behalf of the borrower **must be SRA regulated**
- › Out title insurance is available for loans up to **£3 million**. Any loans over this will need to proceed with a full title investigation, and if agreed by the underwriter an exception with a no search indemnity policy
- › Multi-unit Freehold block properties can be covered by title insurance at a fee of **£600 for units up to 10**. Any units over 10 units need to be sourced on a bespoke basis



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Talk to us

Our highly experienced sales team are empowered to make decisions quickly.

Our sales team can produce Heads of Terms as soon as preliminary credit approval has been granted, we aim to provide this within 24 hours. You can convert these to a full application on our secure origination system. We will underwrite the deal upon receipt of a signed application form and deal summary, and we can instruct the valuation and legal due diligence immediately.

Please don't hesitate to get in touch if you would like to discuss a case, or any of the criteria in this guide.



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gpalmer@lendco.co.uk

07541 689262



Ben Pike

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07519 328426



James Phillips

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