

BUYING A HOME? CHECK OUT OUR TOP CONVEYANCING TIPS

FOLLOW OUR TOP TIPS TO ENSURE THAT THE LEGAL PROCESS OF BUYING YOUR NEW HOME IS SMOOTH AND STRESS-FREE.

1. USE A PROFESSIONAL

Use a professional conveyancing solicitor who is experienced in property dealings and who will identify any potential problems or concerns. You can use the Law Society's Find a Solicitor service – www.lawsociety.org.uk/findasolicitor



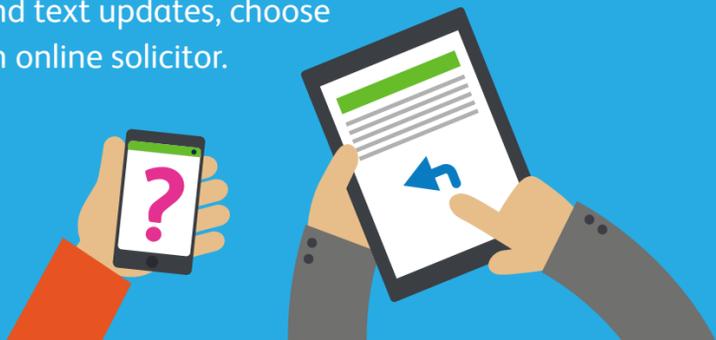
2. BEWARE OF COMMISSION-BASED REFERRALS

Referrals from friends and family members can be helpful, but remember estate agents may give you a commission-based recommendation. So make sure you check any recommendations out yourself.



3. CHOOSE THE TYPE OF SERVICE THAT WILL SUIT YOU

If you want a solicitor who has knowledge of the area and where you can drop into the office to see them – choose a local solicitor. If it suits you better to see your case online and receive email and text updates, choose an online solicitor.



4. CHECK FOR HIDDEN COSTS

Ask for your quote to give you a full breakdown of legal costs like searches, surveys, land registry fees, stamp duty and the transferring of money.



5. ASK TO SEE THE 'TITLE PLAN'

This shows the boundary of the property you are buying. Make sure that the legal title of the property you are buying matches what you think you are buying.



6. LOOK OUT FOR CONVEYANCING QUALITY SCHEME MEMBERS

For complete peace of mind, choose a solicitor who is a member of the Law Society's Conveyancing Quality Scheme (CQS). This means your solicitor will meet the highest standards set by the Law Society for conveyancing services.



7. CHECK WHAT COSTS YOU'LL HAVE TO PAY IF THE SALE FALLS THROUGH

Solicitors may charge a fee even if the sale doesn't go ahead. This may cover search fees and your solicitor's time.



USE A PROFESSIONAL. USE A SOLICITOR.

Visit www.useaprofessional.co.uk/conveyancing for further information, or use the Law Society's Find a Solicitor service to find your nearest conveyancing expert – www.lawsociety.org.uk/findasolicitor

While we have made every effort to provide accurate information, the law is always changing and affects each person differently. This information is not a substitute for specific advice about your situation and we will not be liable to you if you rely on this information.

© The Law Society 2015. All rights reserved.